

Send tax notice to: Foi J. McCraw, 952 Savannah Lane, Calera, Al. 35040

This instrument was prepared by: Marcus L. Hunt, 2870 Old Rocky Ridge Rd., Birmingham, Al. 35243

GENERAL WARRANTY DEED

State of Alabama

20200102000000050

County of Shelby

01/02/2020 08:06:11 AM

DEEDS 1/2

KNOW ALL MEN BY THESE PRESENTS:

That in consideration of **One hundred sixty thousand five hundred and no/100 (\$160,500.00) Dollars, the amount of which can be verified in the Sales Contract between the parties hereto** to the undersigned grantor (whether one or more), in hand paid by the grantee herein, the receipt whereof is acknowledged, I or we,

Stacey Christensen as Trustee of the Nancy Reinitz Irrevocable Trust dated November 14, 2019, whose mailing address is:

2117 2nd Ave S; Irondale, Al 35210

(herein referred to as grantor, whether one or more), grant, bargain, sell and convey unto

**Foi J. McCraw, whose mailing address is:
952 Savannah Lane, Calera, Al. 35040**

(herein referred to as grantee, whether one or more), the following described real estate, situated in Shelby County, Alabama, the address of which is: 952 Savannah Lane, Calera, Al. 35040 to-wit:

Lot 97, according to the Survey of Savannah Pointe Sector II, Phase IV, as recorded In Map Book 29, page 45 in the Probate Office of Shelby County, Alabama.

Subject to: All easements, restrictions and rights of way of record.

\$165,796 of the above mentioned purchase price was paid for from a mortgage loan which was closed simultaneously herewith.

TO HAVE AND TO HOLD to the said grantee, his, her or their heirs and assigns forever.

And I (we) do for myself (ourselves) and for my (our) heirs, executors and administrators covenant with the said Grantees, their heirs and assigns, that I am (we are) lawfully seized in fee simple of said premises; that they are free from all encumbrances, unless otherwise noted above; that I (we) have a good right to sell and convey the same as aforesaid; that I (we) will and my (our) heirs, executors and administrators shall warrant and defend the same to the said Grantees, their heirs and assigns forever, against the lawful claims of all persons.

IN WITNESS WHEREOF we have hereunto set our hands(s) and seal(s) this 20 day of December, 2019.

Stacey Christensen Trust (Seal)
STACEY CHRISTENSEN AS TRUSTEE OF THE
NANCY REINITZ IRREVOCABLE TRUST DATED
NOVEMBER 14, 2019

____ (Seal)

State of ALABAMA
County of JEFFERSON

I, the undersigned, a Notary Public in and for said County, in said State, hereby certify that Stacey Christensen as Trustee of the Nancy Reinitz Irrevocable Trust dated November 14, 2019 whose name is signed to the foregoing conveyance, and who is known to me, acknowledged before me on this day that, being informed of the contents of the conveyance she as Trustee of the Nancy Reinitz Irrevocable Trust dated November 14, 2019 and in her capacity as Trustee has executed the same voluntarily on the day the same bears date.

Given under my hand and official seal this the 20 day of December, 2019.



Rob McNear
NOTARY PUBLIC



Filed and Recorded
Official Public Records
Judge of Probate, Shelby County Alabama, County
Clerk
Shelby County, AL
01/02/2020 08:06:11 AM
\$26.00 CHERRY
20200102000000050

Allie S. Boyd