

Prepared by:  
Sandy F. Johnson  
3156 Pelham Parkway, Suite 2  
Pelham, AL 35124

Send Tax Notice To:  
L & L Property Enterprises, LLC  
PO Box 1726  
Pelham, AL 35124

## GENERAL WARRANTY DEED

State of Alabama  
County of Shelby

KNOW ALL MEN BY THESE PRESENTS:

That in consideration of **Seventy Three Thousand Dollars and No Cents (\$73,000.00)**, the amount of which can be verified in the Sales Contract between the parties to the undersigned grantor (whether one or more), in hand paid by the grantee herein, the receipt whereof is acknowledged I or we

**Jeremy A. Neisser, a married man, whose mailing address is:**

8361 Brookhaven Circle Discovery Bay, CA 94505

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

L & L Property Enterprises, LLC, whose mailing address is:  
PO Box 1726, Pelham, AL 35124

(herein referred to as grantee, whether one or more), the following described real estate, situated in Shelby County, Alabama, the address of which is: **185 Allen Dr., Unit 203, Alabaster, AL 35007** to-wit:

Unit 203, according to the Survey of Allen Drive Condominiums, as recorded in Map Book 37, Page 55, in the Probate Office of Shelby County, Alabama.

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

The property herein conveyed does not constitute the homestead of the Grantor, nor that of his spouse, neither is it contiguous thereto.

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, I (we) have hereunto set my/our hand(s) and seal(s) this the 16th day of June, 2020.

Jeremy A. Neisser

Jeremy A. Neisser

State of Texas

County of Collin

I, the undersigned, a Notary Public in and for said county, in said state, hereby certify that Jeremy A. Neisser, whose name is/are signed to the foregoing conveyance and who is/are known to me, acknowledged before me on this day that being informed of the contents of the conveyance he/she/they has/have executed the same voluntarily on the day the same bears date.  
Given under my hand and official seal this the 16th day of June, 2020.

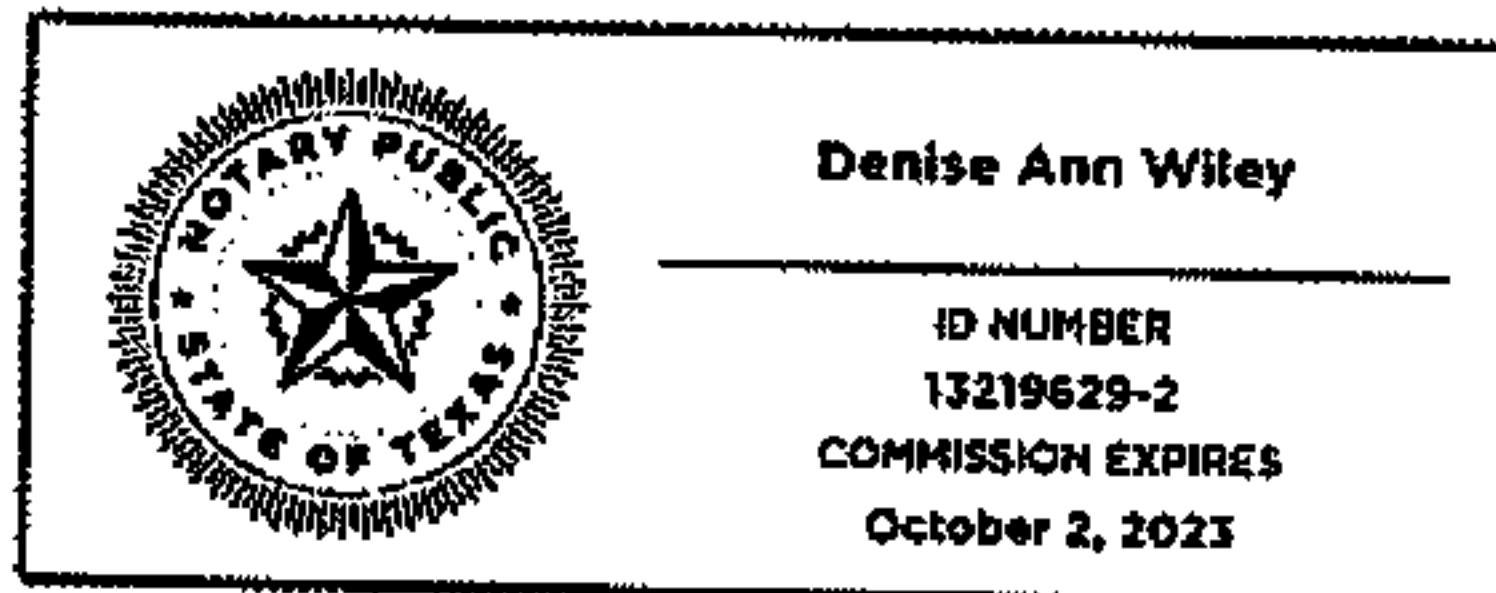
Denise Ann Wiley

Notary Public, State of Texas

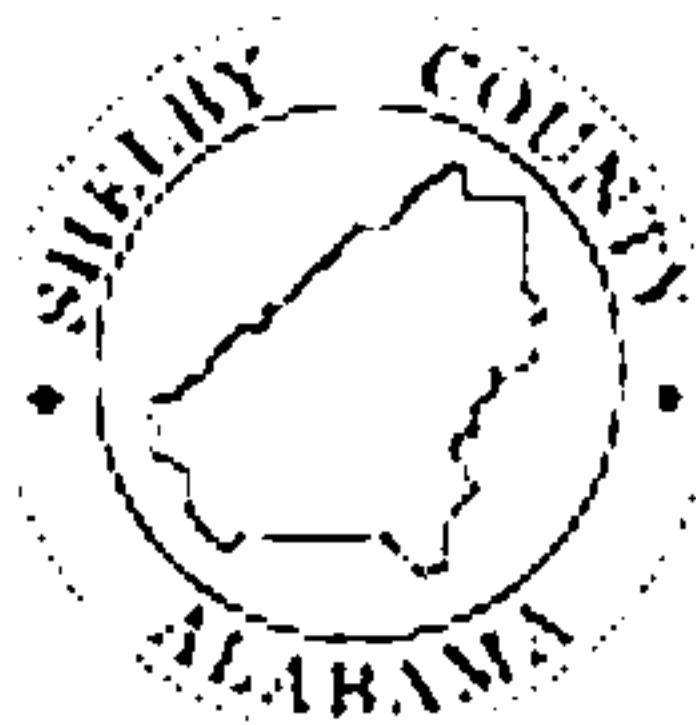
Denise Ann Wiley

Printed Name of Notary

My Commission Expires: 10/02/2023



Notarized online using audio-video communication



Filed and Recorded  
Official Public Records  
Judge of Probate, Shelby County Alabama, County  
Clerk  
Shelby County, AL  
06/18/2020 02:10:37 PM  
\$98.00 CHARITY  
20200618000249640

Allie S. Beal