

This instrument prepared by:
Charles A. J. Beavers, Jr.
Beavers Law, LLC
4301 Dolly Ridge Road
Birmingham, Alabama 35243

STATE OF ALABAMA)
 :
SHELBY COUNTY)

ASSIGNMENT OF MORTGAGE AND DEMAND NOTE

KNOW ALL MEN BY THESE PRESENTS:

WHEREAS, SIPSEY REAL ESTATE, LLC, an Alabama limited liability company ("Sipsey") executed and delivered to **MICHAEL E. STEPHENS** ("Stephens") that certain Real Estate Mortgage (the "Mortgage") dated November 20, 2014, and recorded as Instrument No. 20141126000374460 in the Office of the Judge of Probate of Shelby County, Alabama; and

WHEREAS, the Mortgage secures that certain Demand Note (the "Demand Note") dated November 20, 2014, executed by Sipsey in favor of Stephens; and

WHEREAS, Stephens passed away on or about July 1, 2017, and his Will (the "Will") has been probated in Collier County, Florida, and Shelby County, Alabama;

NOW, THEREFORE, pursuant to the provisions of the Will, Ten Dollars (\$10.00), and other good and valuable considerations, the receipt and sufficiency of which are hereby acknowledged, **ALLISON MORROW STEPHENS**, as Personal Representative of the Estate of Michael E. Stephens, Deceased, Circuit Court for Collier County, Florida, Probate Division File No. 2017-CP-1610, whose Will dated January 20, 2012 was filed for Ancillary Probate in Shelby County, Alabama, Probate Case No. PR-2017-000541; **ALLISON MORROW STEPHENS**, as a Trustee of the Michael E. Stephens Revocable Trust, as amended by that certain First Amended and Restated Trust Agreement dated January 20, 2012, and as a Trustee of the Reverse QTIP Trust and the Marital Trust, each governed by Article IX of such Amended and Restated Trust Agreement dated January 20, 2012; **GERARD J. KASSOUF**, as a Trustee of the Michael E. Stephens Revocable Trust, as amended by that certain First Amended and Restated Trust Agreement dated January 20, 2012, and as a Trustee of the Reverse QTIP Trust and the Marital Trust, each governed by Article IX of such Amended and Restated Trust Agreement dated January 20, 2012; and **ALLISON MORROW STEPHENS**, an unmarried woman ("Assignors") do hereby grant, bargain, sell, and convey unto **ALLISON MORROW STEPHENS** and **GERARD J. KASSOUF**, as Trustees of the Reverse QTIP Trust, as governed by Article IX of that certain First Amended and Restated Trust Agreement dated January 20, 2012 ("Assignees") all of their right, title, and interest in and to the Demand Note and the Mortgage, together with the debt secured thereby, and all right, title, and interest in and to the property therein described.

IN WITNESS WHEREOF, Grantors have hereunto set their hands and seals as of this 26th day of May, 2020.



Allison Morrow Stephens, as Personal Representative
of the Estate of Michael E. Stephens, Deceased,
Circuit Court for Collier County, Florida,
Probate Division File No. 2017-CP-1610,
whose Will dated January 20, 2012 was filed for
Ancillary Probate in Shelby County, Alabama,
Probate Case No. PR-2017-000541



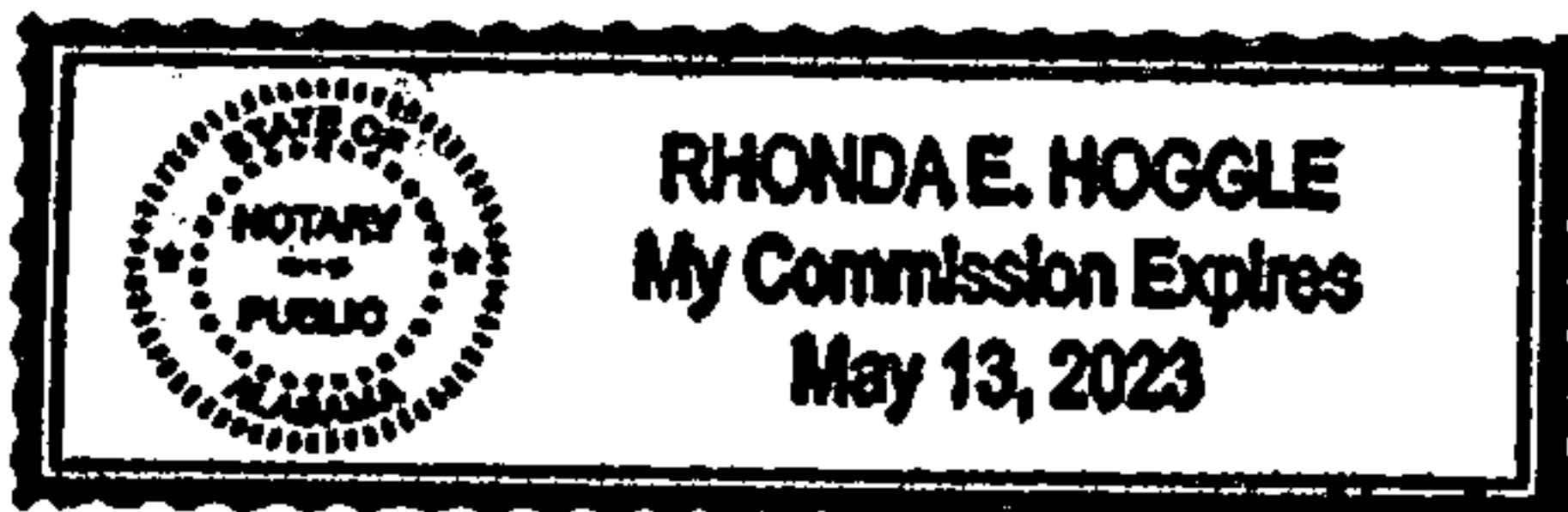
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Shelby Cnty Judge of Probate, AL
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STATE OF ALABAMA)

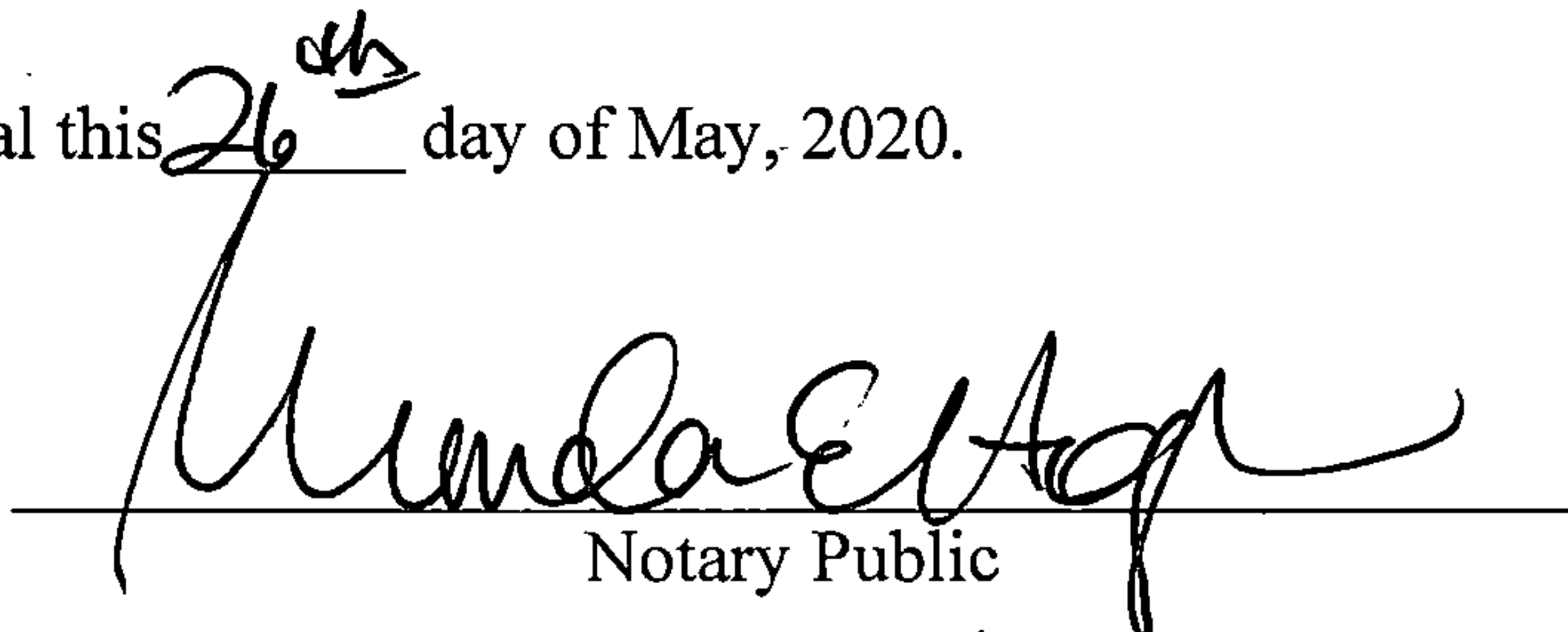
JEFFERSON COUNTY)

I, the undersigned, a notary public in and for said county in said state, hereby certify that Allison Morrow Stephens, whose name as Personal Representative of the Estate of Michael E. Stephens, Deceased, Circuit Court for Collier County, Florida, Probate Division File No. 2017-CP-1610, whose Will dated January 20, 2012 was filed for Ancillary Probate in Shelby County, Alabama, Probate Case No. PR-2017-000541, is signed to the foregoing instrument, and who is known to me, acknowledged before me on this day that, being informed of the contents of said instrument, she, in her capacity as such Personal Representative, executed the same voluntarily on the day the same bears date.

Given under my hand and official seal this 26th day of May, 2020.




[NOTARIAL SEAL]


Notary Public

My commission expires: 5/13/23

Allison Morrow Stephens
Allison Morrow Stephens, as a Trustee of the
Michael E. Stephens Revocable Trust, as amended by
that certain First Amended and Restated Trust
Agreement dated January 20, 2012, and as a Trustee of
the Reverse QTIP Trust and the Marital Trust, each
governed by Article IX of such Amended and Restated
Trust Agreement dated January 20, 2012

STATE OF ALABAMA)
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JEFFERSON COUNTY)


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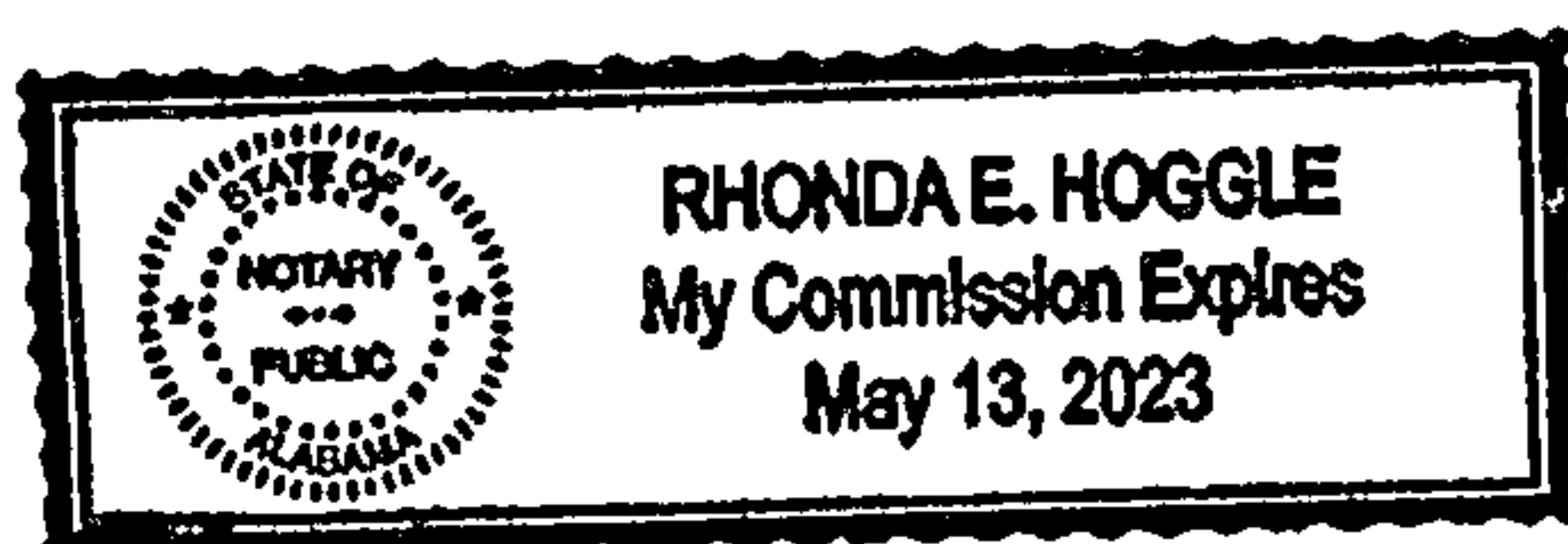
I, the undersigned, a notary public in and for said county in said state, hereby certify that Allison Morrow Stephens, whose name as a Trustee of Michael E. Stephens Revocable Trust as amended by that certain First Amended and Restated Trust Agreement dated January 20, 2012, and as a Trustee of the Reverse QTIP Trust and the Marital Trust, each governed by Article IX of such Amended and Restated Trust Agreement dated January 20, 2012, is signed to the foregoing instrument, and who is known to me, acknowledged before me on this day that, being informed of the contents of said instrument, she, in such capacities, executed the same voluntarily on the day the same bears date.

Given under my hand and official seal this 26th day of May, 2020.

Rhonda E. Hogg
Notary Public


[NOTARIAL SEAL]

My commission expires: 5/13/23



Gerard J. Kassouf
Gerard J. Kassouf, as a Trustee of the
Michael E. Stephens Revocable Trust, as amended by
that certain First Amended and Restated Trust
Agreement dated January 20, 2012, and as a Trustee of
the Reverse QTIP Trust and the Marital Trust, each
governed by Article IX of such Amended and Restated
Trust Agreement dated January 20, 2012

STATE OF ALABAMA)
 :
JEFFERSON COUNTY)


20200623000255430 4/5 \$42.00
Shelby Cnty Judge of Probate, AL
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I, the undersigned, a notary public in and for said county in said state, hereby certify that Gerard J. Kassouf, whose name as a Trustee of Michael E. Stephens Revocable Trust as amended by that certain First Amended and Restated Trust Agreement dated January 20, 2012, and as a Trustee of the Reverse QTIP Trust and the Marital Trust, each governed by Article IX of such Amended and Restated Trust Agreement dated January 20, 2012, is signed to the foregoing instrument, and who is known to me, acknowledged before me on this day that, being informed of the contents of said instrument, he, in such capacities, executed the same voluntarily on the day the same bears date.

Given under my hand and official seal this 26th day of May, 2020.

Ellen A. Tipton
Notary Public

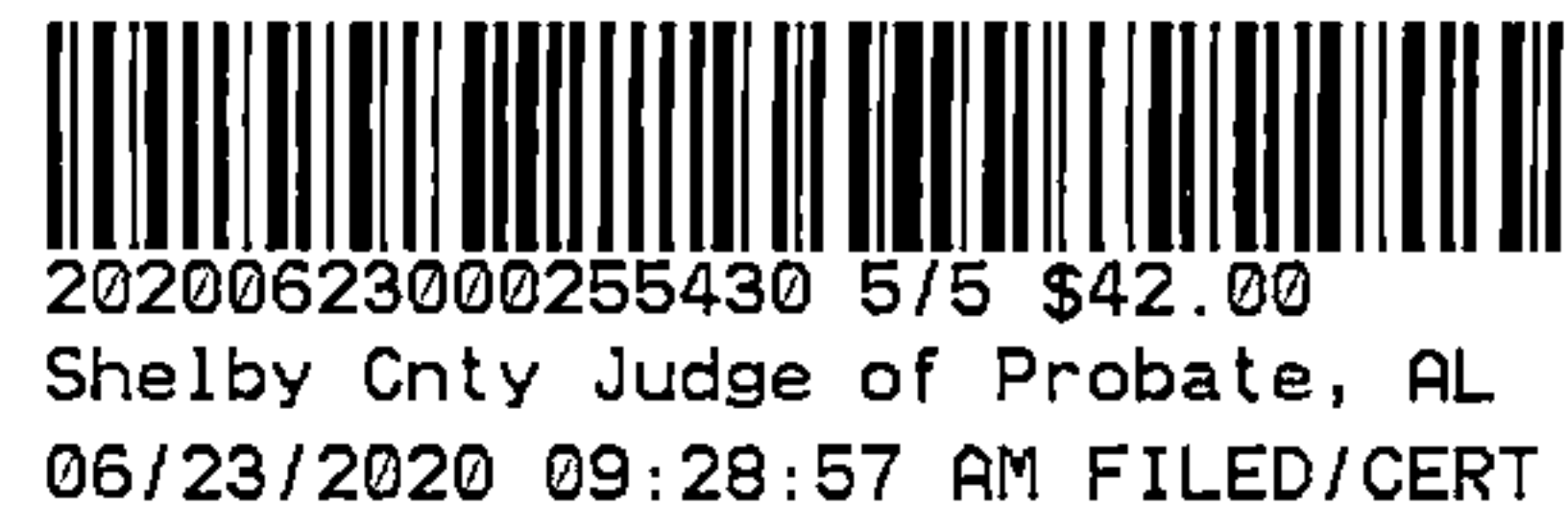
[NOTARIAL SEAL]

My commission expires: 5-15-2023

ELLEN A TIPTON
NOTARY PUBLIC, ALABAMA STATE AT LARGE
MY COMMISSION EXPIRES MAY. 15, 2023

Allison Morrow Stephens
Allison Morrow Stephens

STATE OF ALABAMA)
 :
JEFFERSON COUNTY)



I, the undersigned, a notary public in and for said county in said state, hereby certify that Allison Morrow Stephens, whose name is signed to the foregoing instrument, and who is known to me, acknowledged before me on this day that, being informed of the contents of said instrument, she executed the same voluntarily on the day the same bears date.

Given under my hand and official seal this 26th day of May, 2020.

Rhonda E. Hoggle
Notary Public

[NOTARIAL SEAL]

My commission expires: 5/13/23

