

This instrument prepared by:

Suzanne D. Paulson
Leitman, Siegal & Payne, P.C.
1927 1st Ave. N, Suite 101
Birmingham, AL 35203
(205) 251-5900

Send tax notice to:

Robert Daniel Butterworth &
Rebecca Lynne Jacobs
2840 Ridge Parkway
Trussville, AL 35173

STATE OF ALABAMA)

COUNTY OF SHELBY)

TRUSTEE'S DEED

KNOW ALL MEN BY THESE PRESENTS:

WHEREAS, title to that certain property located in Shelby County, Alabama (the "Residence"), more particularly described at Exhibit "A," was acquired by Robert Dean Butterworth (the "decedent") via that certain deed, dated April 13, 1990, and filed of record on April 19, 1990, in the Office of the Judge of Probate, Shelby County, Alabama, Book 287, Page 815;

WHEREAS, via that certain deed, dated July 20, 2004, and recorded on July 23, 2004, the decedent transferred the Residence to himself, as Trustee of the Revocable Trust, more particularly described as the Robert Dean Butterworth 2001 Revocable Trust, dated November 19, 2001, as amended and restated on June 30, 2011, and as further amended and restated on September 22, 2017 (the "Revocable Trust"), an inter vivos trust established by the decedent for the decedent's lifetime benefit;

WHEREAS, the decedent" passed away on November 6, 2019, survived by his children, Robert Daniel Butterworth ("Robert") and Rebecca Lynne Jacobs ("Rebecca");

WHEREAS, upon the decedent's death, Synovus Trust Company, N.A. was named to serve as (and is currently serving as) successor Trustee of the Revocable Trust;

WHEREAS, pursuant to ARTICLE IV of the Revocable Trust (Disposition After My Death), upon the decedent's death the decedent's Residence is to be distributed an undivided one-half interest to Robert and an undivided one-half interest to Rebecca;

NOW, THEREFORE, for and in consideration of the above recitals and Ten and No/100 Dollars (\$10.00) paid to Synovus Trust Company, N.A., as successor Trustee of Robert Dean Butterworth 2001 Revocable Trust (the "Grantor"), in hand paid by Robert and Rebecca (the "Grantees"), the receipt and sufficiency of which are hereby acknowledged, Synovus Trust Company, N.A. does hereby grant, bargain, sell and convey an undivided one-half interest as tenants in common in the Residence to each of Robert Daniel Butterworth and Rebecca Lynne

Jacobs, which Residence, situated in Shelby County, Alabama, is more particularly described at Exhibit "A" attached hereto.

This deed was prepared without the benefit of a title search on the subject property.

TO HAVE AND TO HOLD, unto the Grantees and their assigns forever, SUBJECT TO (i) any existing mortgages or other encumbrances of record; (ii) liens for ad valorem taxes due October 1, 2021, and thereafter; and (iii) any and all easements, mining and mineral rights, restrictions and rights-of-way of record.

And the Grantor does for Grantor, and for Grantor's successors and assigns, covenant with the Grantees and assigns, only against Grantor's own acts; that Grantor has not done or suffered to be done any act or thing whereby the said premises hereby granted are, or may be, encumbered or charged, except as herein recited; and that the Grantor will so warrant and defend to the Grantees, Grantees' successors and assigns.

IN WITNESS WHEREOF, the undersigned, Synovus Trust Company, N.A. as successor Trustee of the Robert Dean Butterworth 2001 Revocable Trust, has hereunto set Grantor's hand and seal this 2 day of July, 2020.

GRANTOR: SYNOVUS TRUST COMPANY,
N.A.


By: Frank S. Tommey, Real Estate Manager

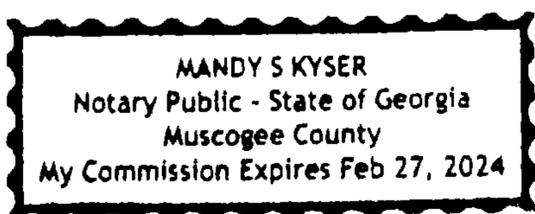


STATE OF GEORGIA)

MUSCOGEE COUNTY)

I, the undersigned authority, a Notary Public in and for said County, in said State, hereby certify that Frank S. Tommey, who, as Real estate Manager of Synovus Trust Company, N.A., signed the foregoing Trustee's Deed, and who is known to me, acknowledged before me on this day that, being informed of the contents of said Trustee's Deed, he, in said capacity and with full authority, executed the same voluntarily for and as the act of said corporation on the day the same bears date.

Given under my hand and official seal this the 2nd day of July, 2020.



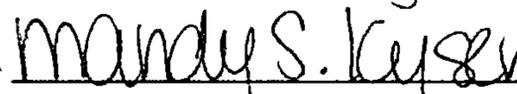

Notary Public
My Commission Expires: Feb. 27, 2024

EXHIBIT "A"

LEGAL DESCRIPTION

Unit 1304, Building 13, in The Gables, a Condominium, a condominium located in Shelby County, Alabama, as established by Declaration of Condominium and By-Laws thereto as recorded in Real Volume 10, page 177 and amended in Real Volume 27, page 733, Real Volume 50, page 327 and Real Volume 50, page 340 and re-recorded in Real 50, page 942, Real 165, page 578, and amended in Real 59, page 19 and further amended by Corporate Volume 30, page 407 and in Real 96, page 855 and Real 97, page 937 and By-Laws as shown in Real Volume 27, page 733 amended in Real Volume 50, page 325, further amended by Real 189, page 222, Real 222, page 691; Real 238, page 241, Real 269, page 270, further amended by eleventh amendment to Declaration of Condominium as recorded in Real 284, page 181, together with an undivided interest in the common elements, as set forth in the aforesaid mentioned Declaration, said Unit being more particularly described in the floor plans and architectural drawings of The Gables Condominium as recorded in Map Book 9, pages 41 thru 44, and amended in Map Book 9, page 135, Map Book 10, page 49 and further amended by Map Book 12, page 50 in the Probate Office of Shelby County, Alabama.

Real Estate Sales Validation Form

This documents must be filled in accordance with Code of Alabama 1975, Section 40-22-1

Grantor's Name Synovus Trust Company, N.A. as
Successor Trustee of the Robert
Dean Butterworth 2001
Revocable Trust

Mailing Address 800 Shades Creek Parkway
Homewood, AL 35209

Property Address 1304 Gables Drive
Birmingham, AL 35244

Grantee's Name Robert Daniel Butterworth
 Mailing Address 2830 Ridge Parkway
Trussville, AL 35173

Grantee's Name Rebecca Lynne Jacobs
 Mailing Address 2830 Ridge Parkway
Trussville, AL 35173

Date of Sale 07/02/2020

Total Purchase Price \$ _____

or

Actual Value \$ _____

or

Assessor's Market Value \$ 97,200.00



Filed and Recorded
 Official Public Records
 Judge of Probate, Shelby County Alabama, County
 Clerk
 Shelby County, AL
 07/07/2020 08:02:24 AM
 \$128.50 CHERRY
 20200707000278850

Alvin S. Boyd

The purchase price or actual value claimed on this form can be verified in the following documentary evidence: (check one)
 (Recordation of documentary evidence is not required)

_____ Bill of Sale
 _____ Sales Contract
 _____ Closing Statement

_____ Appraisal
 Other Tax Assessor's Market Value

If the conveyance document presented for recordation contains all of the required information referenced above, the filing of this form is not required.

Instructions

Grantor's name and mailing address – provide the name of the person or persons conveying interest to property and their current mailing address.

Grantee's name and mailing address – provide the name of the person or persons to whom interest to property is being conveyed.

Property address – the physical address of the property being conveyed, if available.

Date of Sale – the date on which interest to the property was conveyed.

Total purchase price – the total amount paid for the purchase of the property, both real and personal, being conveyed by the instrument offered for record.

Actual value – if the property is not being sold, the true value of the property, both real and personal, being conveyed by the instrument offered for record. This may be evidenced by an appraisal conducted by a licensed appraiser of the assessor's current market value.

If no proof is provided and the value must be determined, the current estimate of fair market value, excluding current use valuation, of the property as determined by the local official charged with the responsibility of valuing property for property tax purposes will be used and the taxpayer will be penalized pursuant to Code of Alabama 1975 § 40-22-1 (h).

I attest, to the best of my knowledge and belief that the information contained in this document is true and accurate. I further understand that any false statements claimed on this form may result in the imposition of the penalty indicated in Code of Alabama 1975 § 40-22-1 (h).

Date 07/06/2020

Print Suzanne D. Paulson, Attorney at Law

Unattested
 (verified by)

Sign *Suzanne D. Paulson*
 (Grantor/Grantee/Owner/Agent) circle one