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08/05/2020 02:33:10 PM

DEEDS 1/1

Prepared by:  
Cassy L. Dailey  
3156 Pelham Parkway, Suite 2  
Pelham, AL 35124

Send Tax Notice To:  
Colton Lovett  
5 Country Hills Rd.  
Montevallo, AL 35115

### GENERAL WARRANTY DEED

State of Alabama  
County of Shelby

KNOW ALL MEN BY THESE PRESENTS:

That in consideration of **Two Hundred Forty Six Thousand Dollars and No Cents (\$246,000.00)**, 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

**Johnny Baird Pickett, a single man, and Tami Stonicher Pickett, a single woman, whose mailing address is:**

**5 Country Hills Rd., Montevallo, AL 35115**

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

**Colton Lovett, whose mailing address is:**

**620 Lovett Place, Alabaster, AL 35007**

(herein referred to as grantee, whether one or more), the following described real estate, situated in Shelby County, Alabama, the address of which is: **5 Country Hills Rd., Montevallo, AL 35115** to-wit:

Lot 11, according to the Survey of Country Hills Subdivison, Phase One, as recorded in Map Book 11, Page 41 in the Probate Office of Shelby County, Alabama.

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

\$238,620.00 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.

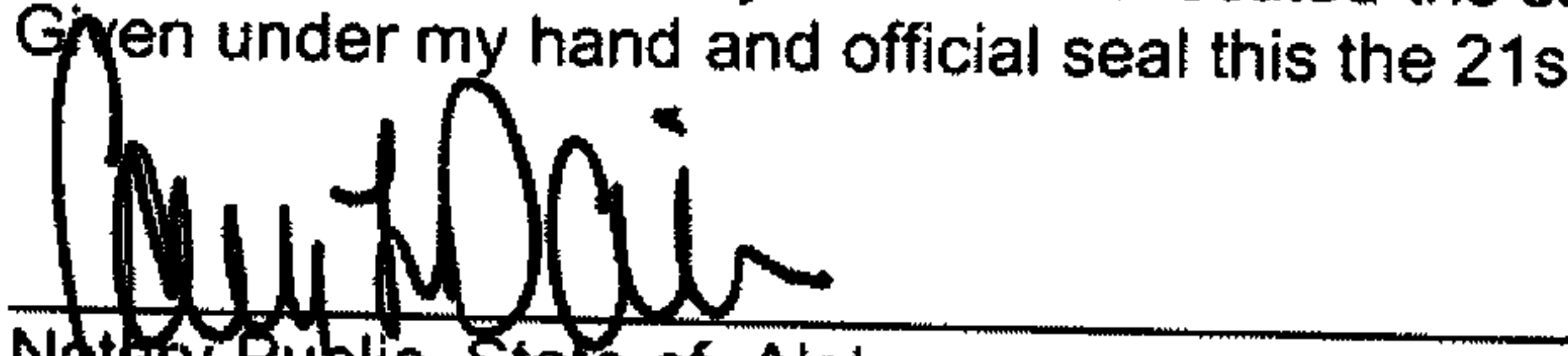
IN WITNESS WHEREOF, I (we) have hereunto set my/our hand(s) and seal(s) this the 21st day of July, 2020.

  
Johnny Baird Pickett

  
Tami Stonicher Pickett

State of Alabama  
County of Shelby

I, the undersigned, a Notary Public in and for said county, in said state, hereby certify that Johnny Baird Pickett and Tami Stonicher Pickett, 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 21st day of July, 2020.

  
Notary Public, State of Alabama  
Cassy L. Dailey  
Printed Name of Notary  
My Commission Expires: May 17, 2022



Filed and Recorded  
Official Public Records  
Judge of Probate, Shelby County Alabama, County  
Clerk  
Shelby County, AL  
08/05/2020 02:33:10 PM  
\$29.50 JESSICA  
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*Alvin S. Beal*