



Filed and Recorded  
 Official Public Records  
 Judge of Probate, Shelby County Alabama, County  
 Clerk  
 Shelby County, AL  
 03/24/2021 03:53:46 PM  
 \$252.00 CHARITY  
 20210324000149120

20210324000149120  
 03/24/2021 03:53:46 PM  
 DEEDS 1/1

*Allie S. Boyd*

This instrument was prepared by:  
 William H. Halbrooks, Attorney  
 #1 Independence Plaza - Suite 704  
 Birmingham, AL 35209

Send Tax Notice To:  
Laura Brooke Bell  
3042 Crossings Drive  
Birmingham AL 35242  
 (also the property address)

WARRANTY DEED

STATE OF ALABAMA )

KNOW ALL MEN BY THESE PRESENTS:

COUNTY OF SHELBY )

That in consideration of Two Hundred Twenty Nine Thousand and No/100 (\$229,000.00) Dollars—

(Two Thirds of the Tax Assessors Value),

to the undersigned grantor (whether one or more), in hand paid by the grantee herein, the receipt whereof is acknowledged, I or we

Laura Brooke Bell, an unmarried woman  
 Lawrence Dan Farrow and Sherry Fuller Farrow, a married couple  
 (whose address is the property address)

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

Laura Brooke Bell  
 (whose address is the property address)

(herein referred to as GRANTEE, whether one or more), the following described real estate, situated in Shelby County, Alabama, to wit:

Lot 34, according to the Survey of Caldwell Crossings, as recorded in Map Book 29, Page 9, in the Probate Office of Shelby County, Alabama.

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

TO HAVE AND TO HOLD Unto the said grantee, its successors and assigns forever. And I/we do for myself / ourselves and for my / our heirs, executors, and administrators covenant with the said GRANTEES, their successors 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 successors 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 19th day of March 2021.

*Laura Brooke Bell* (Seal)  
 Laura Brooke Bell

*Lawrence Dan Farrow* (Seal)  
 Lawrence Dan Farrow

*Sherry Fuller Farrow* (Seal)  
 Sherry Fuller Farrow

\_\_\_\_\_ (Seal)

STATE OF Alabama )  
 )  
 COUNTY OF Jefferson )

General Acknowledgment

I, the undersigned, a Notary Public in and for the said County, in said State, hereby certify Laura Brooke Bell, Lawrence Dan Farrow and Sherry Fuller Farrow, whose name(s) 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, they/he/she executed the same voluntarily on the day the same bears date.

Given under my hand and official seal this 19th day of March,

My Commission Expires: 4/21/2024

*William H. Halbrooks*  
 Notary Public: Willfam H. Halbrooks

