

Send Tax Notice to:

20210326000152890  
03/26/2021 02:18:43 PM  
DEEDS 1/2

Ashley M. Cagle  
156 Appleford Rd  
Helena AL 35080

[Space Above This Line for Recording Data]

**WARRANTY DEED**

**STATE OF ALABAMA**

**COUNTY OF SHELBY**

**KNOW BY ALL MEN THESE PRESENTS:**

That in consideration of **Three Hundred Eighteen Thousand and 00/100 Dollars (\$318,000.00)** the amount of which can be verified in the Sales Contract between the parties hereto, to the undersigned grantor (whether one or more), in hand paid by the grantee herein, the receipt where is acknowledged. I or we, **Timothy Ames and wife Ashley Ames** (herein referred to as grantor, whether one or more) whose mailing address is 156 Appleford Road Helena AL 35080 grant, bargain, sell and convey unto **Ashley M. Cagle** herein referred to as grantees) whose mailing address 156 Appleford Rd Helena , , together with every contingent remainder and right of reversion, the following described real estate, situated in **Shelby County, Alabama**, having an address **156 Appleford Road, Helena, AL 35080** to wit:

**Lot 281, according to the Survey of Hillsboro Subdivision Phase I, as recorded in Map Book 37, Page 104A, B, & C, in the Probate Office of Shelby County, Alabama**

Subject to ad valorem taxes for the current year, and subsequent years.  
Subject to restrictions, reservations, conditions, and easement of record  
Subject to any minerals or mineral rights leased, granted or retained by prior owners.

\$318,000.00 of the consideration recited above was paid from a mortgage loan closed simultaneously herewith.

**To Have and To Hold** to the said grantees,. I (we) do, for myself (ourselves) and for my (our) heirs, executors and administrators, covenant with 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 stated 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 25<sup>th</sup> day of March, 2021

*Timothy Ames*  
Timothy Ames  
*Ashley Ames*  
Ashley Ames

STATE OF ALABAMA

JEFFERSON COUNTY

I, Jack R. Thompson Jr., a Notary Public in and for said county in said state, hereby certify that Timothy Ames and Ashley Ames 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 this conveyance, he/she/they executed the same voluntarily for themselves.

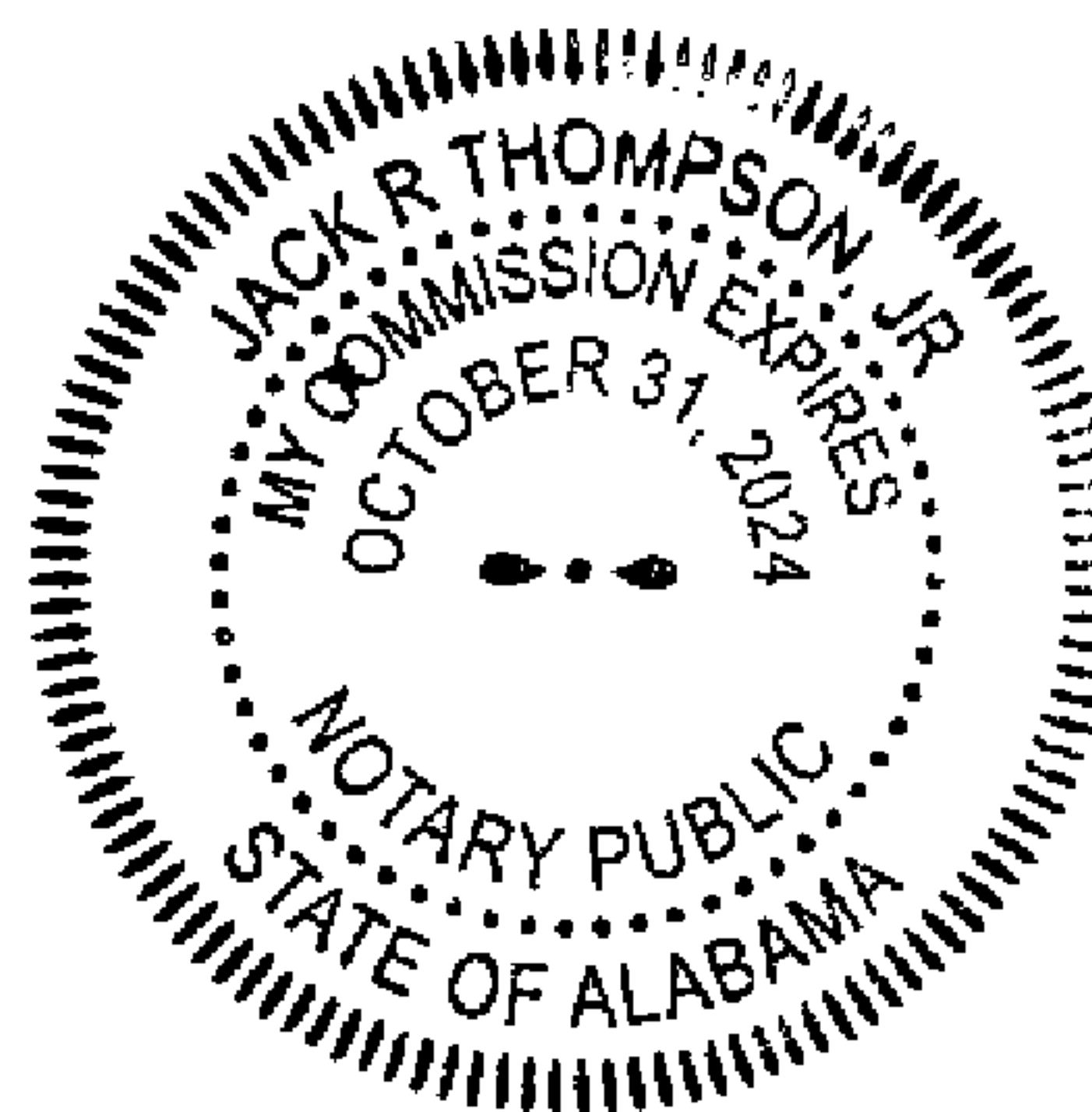
WITNESS my hand and official seal in the county and state aforesaid this the 25<sup>th</sup> day of MARCH, 2021

My Commission Expires: 10/31/2024

*Jack R. Thompson Jr.*  
Notary Public

(S E A L)

This instrument was prepared by:  
Jack R. Thompson, Jr.  
Law Office of Jack R. Thompson, Jr, LLC  
416 Yorkshire Drive  
Birmingham, AL 35209  
(205) 410-7591



ATB 2211



Filed and Recorded  
Official Public Records  
Judge of Probate, Shelby County Alabama, County  
Clerk  
Shelby County, AL  
03/26/2021 02:18:43 PM  
\$26.00 CHARITY  
20210326000152890

*Allie S. Bayl*