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04/07/2021 08:20:39 AM
DEEDS 1/2

Prepared by:
Robert McNearney III
2870 Old Rocky Ridge Road
Suite 160
Birmingham, AL 35243

Send Tax Notice To:
Home Partners, LLC
5440 Louie Lane, Ste 106
Reno, NV 89511

GENERAL WARRANTY DEED

State of Alabama
County of Shelby

KNOW ALL MEN BY THESE PRESENTS:

That in consideration of One Hundred Fifty Five Thousand Dollars and No Cents (\$155,000.00) to the undersigned Grantor (whether one or more), in hand paid by the grantee herein, the receipt whereof is acknowledged I or we, Blaine Minton, and Kristen Minton, husband and wife, whose address is 155 Willow Ridge Lane Indian Springs AL 35124 (herein referred to as Grantor, whether one or more), grant, bargain, sell and convey unto Home Partners, LLC whose address is 5440 Louie Lane, Ste 106, Reno, NV 89511 (herein referred to as Grantee, whether one or more), the following described real estate situated in Shelby County, Alabama, to wit:

Lot 6, according to the Survey of Spring Gate, Sector One, as recorded in Map Book 18, Page 31, in the Probate Office of Shelby County, Alabama.

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

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 22nd day of March, 2021.

Blaine Minton
Blaine Minton

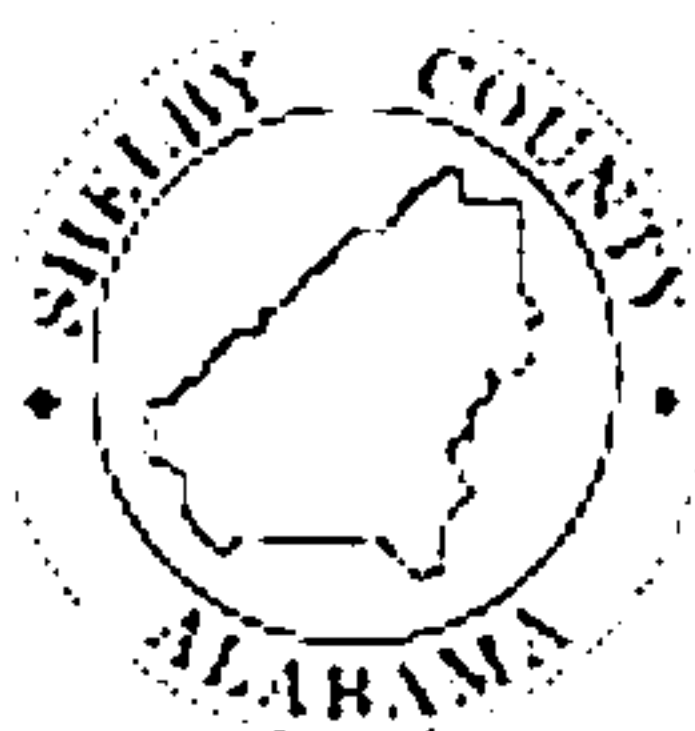
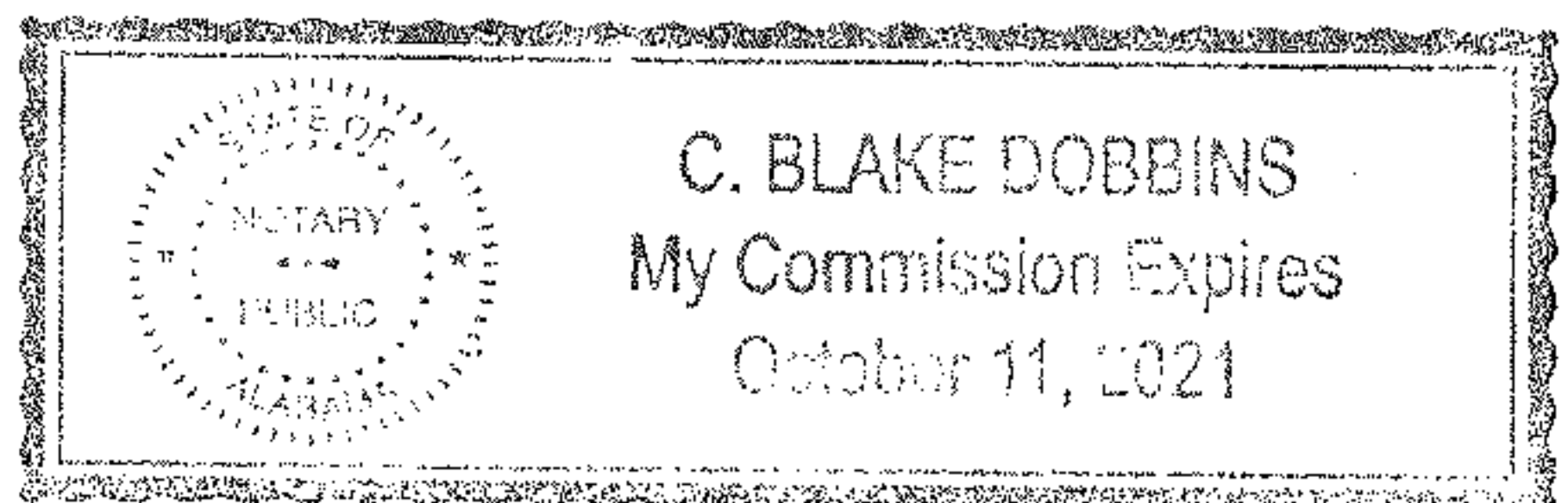
Kristen Minton
Kristen Minton

State of Alabama
County of Jefferson

I, the undersigned, a Notary Public in and for the said county, in said state, hereby certify that Blaine Minton and Kristen Minton 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 executed the same voluntarily on the day the same bears date.

Given under my hand and official seal, this the 22nd day of March, 2021.

C. Blake Dobbins
Notary Public, State of Alabama
C. Blake Dobbins
Printed Name of Notary
My Commission Expires: _____



Filed and Recorded
Official Public Records
Judge of Probate, Shelby County Alabama, County
Clerk
Shelby County, AL
04/07/2021 08:20:39 AM
\$180.00 CATHY
20210407000172960

Allen S. Bayl