



20210803000376210 1/1 \$23.00
Shelby Cnty Judge of Probate, AL
08/03/2021 02:35:52 PM FILED/CERT

This instrument was prepared without benefit of title evidence or survey by:

William R. Justice
P.O. Box 587
Columbiana, Alabama 35051

QUITCLAIM DEED FOR EASEMENT IN GROSS


THE STATE OF ALABAMA,
SHELBY COUNTY

KNOW ALL MEN BY THESE PRESENTS, That for and in consideration of the sum of One and no/100 Dollars (\$1.00) in hand paid to Patricia Sims, a single woman (hereinafter called GRANTOR), the receipt whereof is hereby acknowledged, GRANTOR hereby releases, quitclaims, grants, sells, and conveys to Stephen L. Sims and Kelli D. Sims (hereinafter called GRANTEES) an easement in gross, situated in Shelby County, Alabama, to-wit:

An easement in gross for ingress and egress over an existing driveway, a portion of which is located on GRANTOR's property described in Deed Book 282, page 30, in the Probate Office of Shelby County, Alabama. The purpose of the easement is to provide access to the real property owned by GRANTEES described in Instrument # 20030916000622980 in the Probate Office of Shelby County, Alabama. The easement is in gross and personal to the GRANTEES, and shall terminate upon the death of the GRANTEES or the conveyance or other transfer of their real property referred to above. This easement is not transferrable or inheritable.

TO HAVE AND TO HOLD to said GRANTEES for the term set out above.

Given under the hand and seal of GRANTOR, this 3rd day of August, 2021.

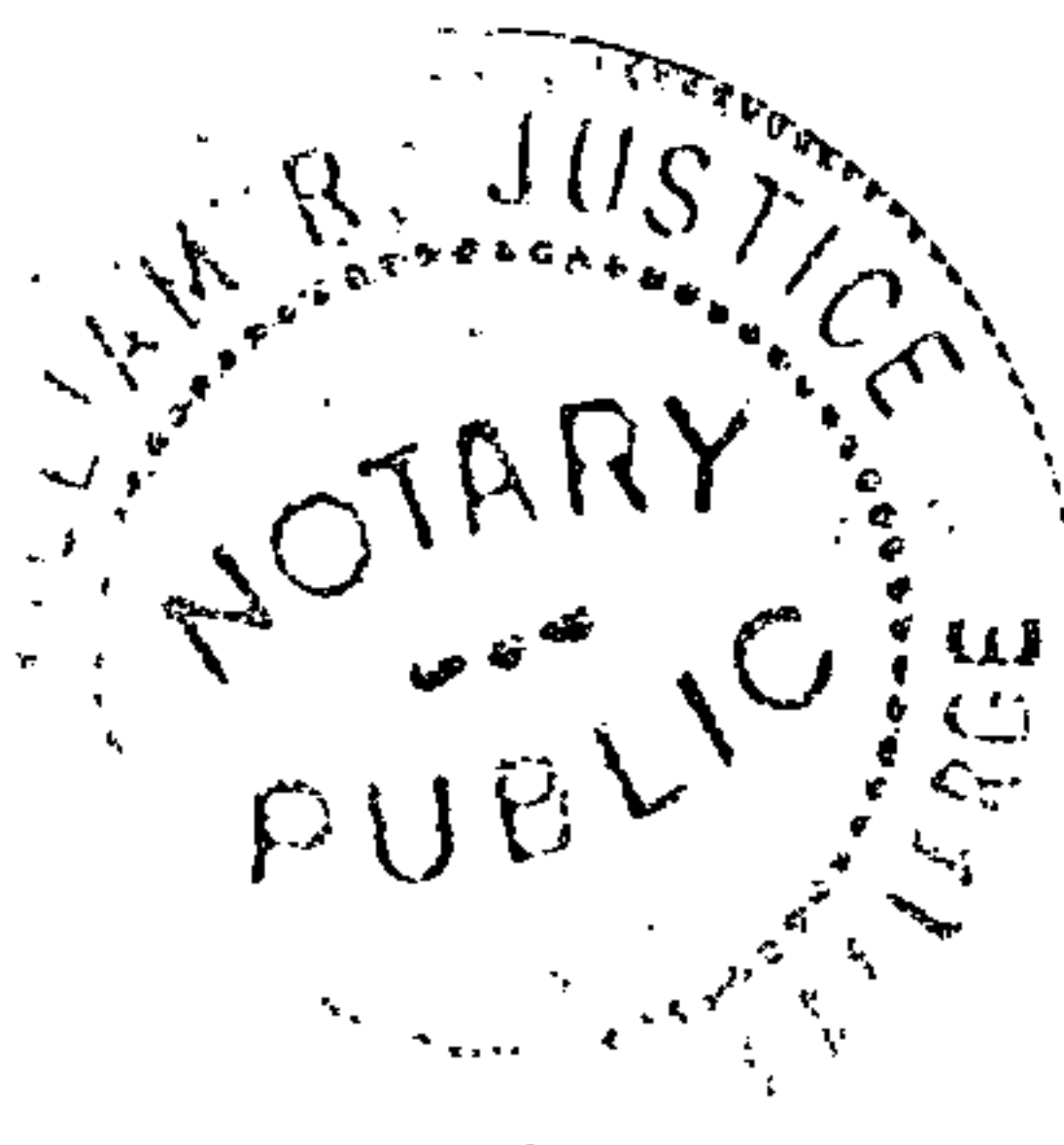


Patricia Sims

STATE OF ALABAMA
COUNTY OF SHELBY

I, the undersigned authority, a Notary Public in and for said County, in said State, hereby certify that Patricia Sims, whose name is signed to the foregoing conveyance, and who is known to me, acknowledged before me on this day, that, being informed of the contents of the conveyance, she executed the same voluntarily on the day the same bears date.

Given under my hand and official seal this 3rd day of August, 2021.





Notary Public

My commission expires: 9/12/23