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DEEDS 1/1

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

Send Tax Notice To:
Karen A. Harlow
1104 Gables Dr.
Hoover, AL 35244

GENERAL WARRANTY DEED

State of Alabama
County of Shelby

KNOW ALL MEN BY THESE PRESENTS:

That in consideration of **One Hundred Thirty Thousand Dollars and No Cents (\$130,000.00)**, 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

Ubaldo Martinez and Atheena Martinez, a married couple, whose mailing address is:

1104 Gables Dr., Hoover, AL 35244

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

Karen A. Harlow, whose mailing address is: 1057 9th Ave SW, 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: 1104 Gables Dr., Hoover, AL 35244** to-wit:

Unit 1104, in Building 11, in The Gables, a Condominium located in Shelby County, Alabama as established by Declaration of Condominium and By-Laws thereto recorded in Real Volume 10, Page 177 and amended in Real Volume 27, Page 733, Real Volume 50, Page 327, Real Volume 50, Page 340 and re-recorded in Real Volume 50, Page 942 and amended in Real Volume 59, Page 19 and further amended by Corporate Volume 30, Page 407 and By-Laws as shown in Real Volume 27, Page 733 and then amended in Real Volume 50, Page 325, together with an undivided interest in Common Elements, as set forth in aforesaid mentioned Declaration, said Unit being more particularly described in the floor plans and architectural drawings of The Gables Condominium as recorded in Map Book 9, Page 41 through 44 and amended in Map Book 9, Page 135, Map Book 10, Page 41 through 44, and amended in Map Book 12, Page 50, in the Probate Office of Shelby County, Alabama.

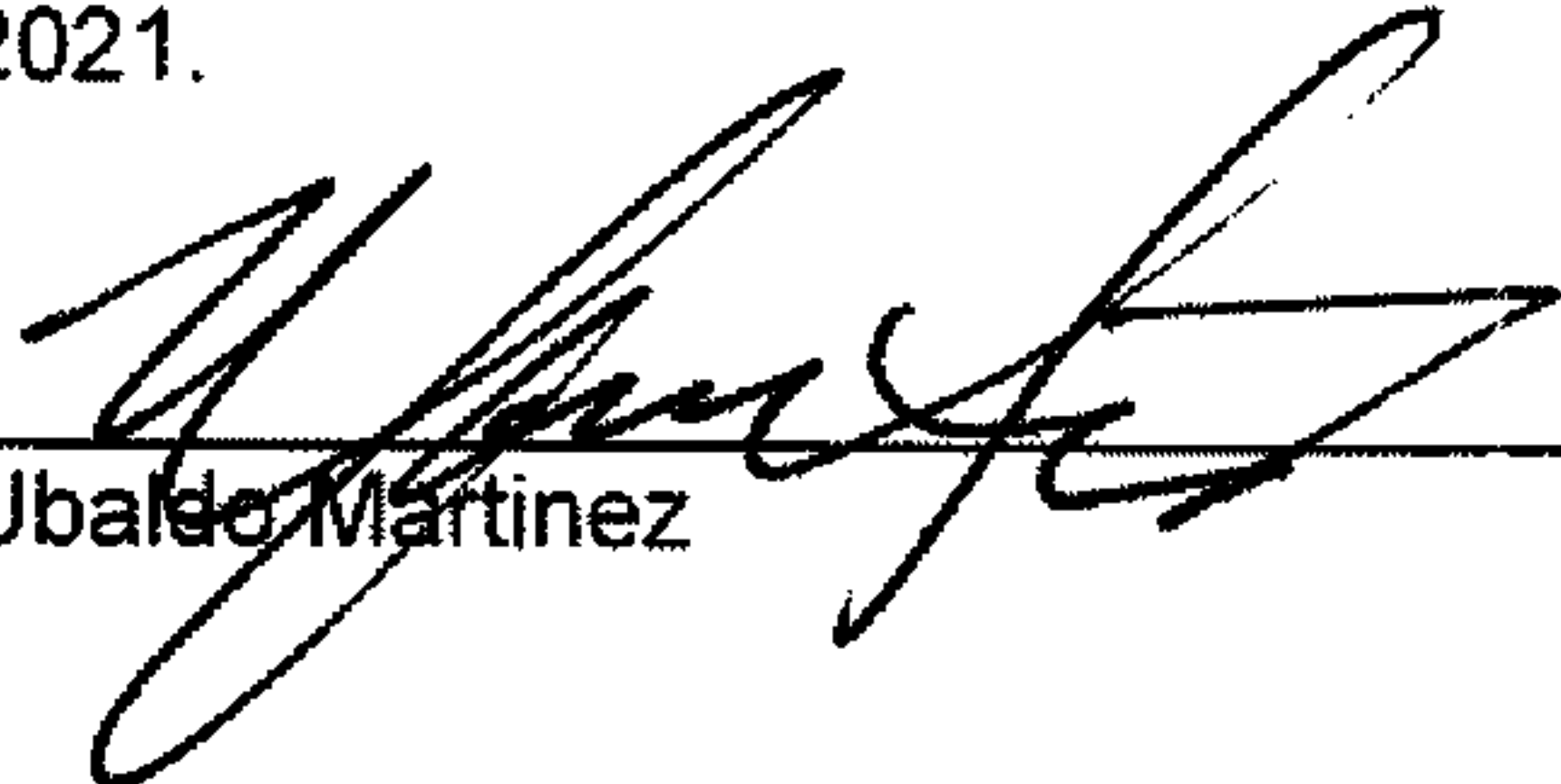
Subject to: All easements, restrictions and rights of way of record.

\$126,000.00 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 6th day of August, 2021.

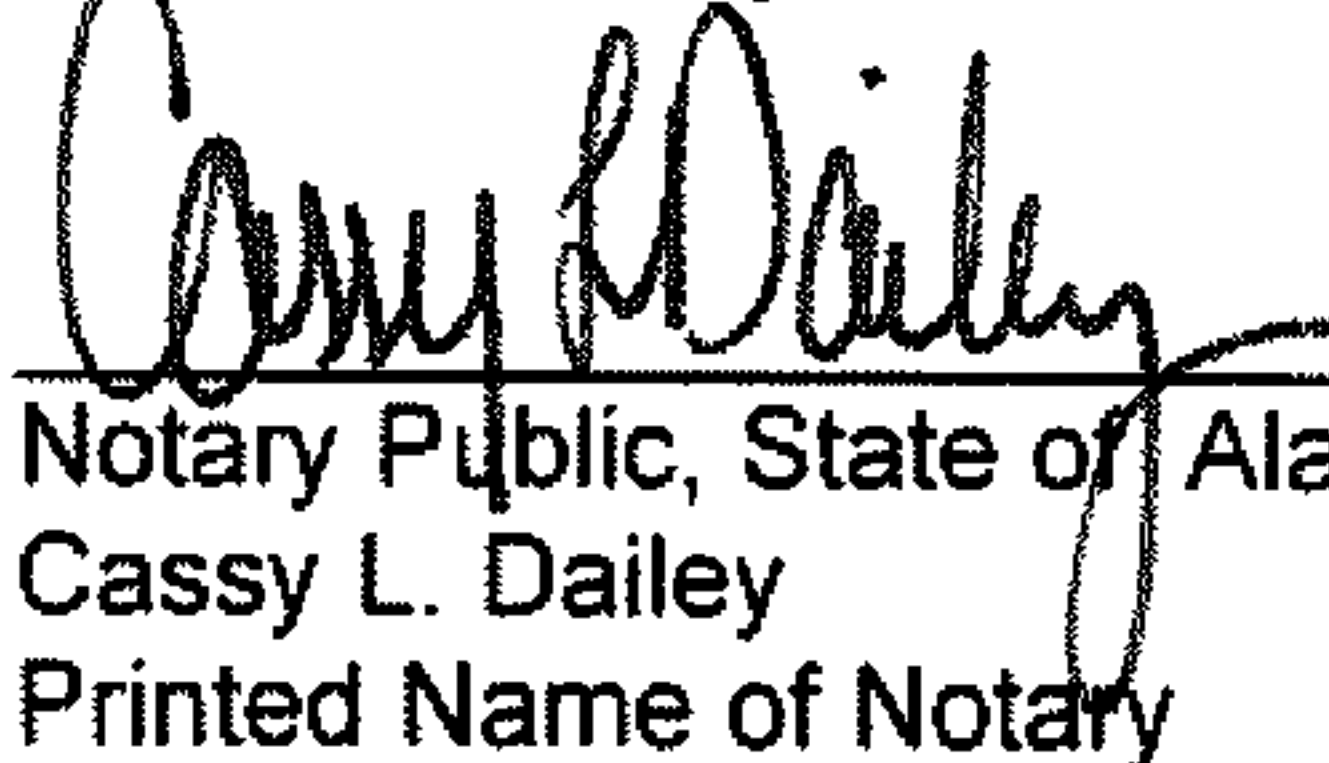

Ubaldo Martinez


Atheena Martinez

State of Alabama
County of Shelby

I, the undersigned, a Notary Public in and for said county, in said state, hereby certify that Ubaldo Martinez and Atheena Martinez, 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.

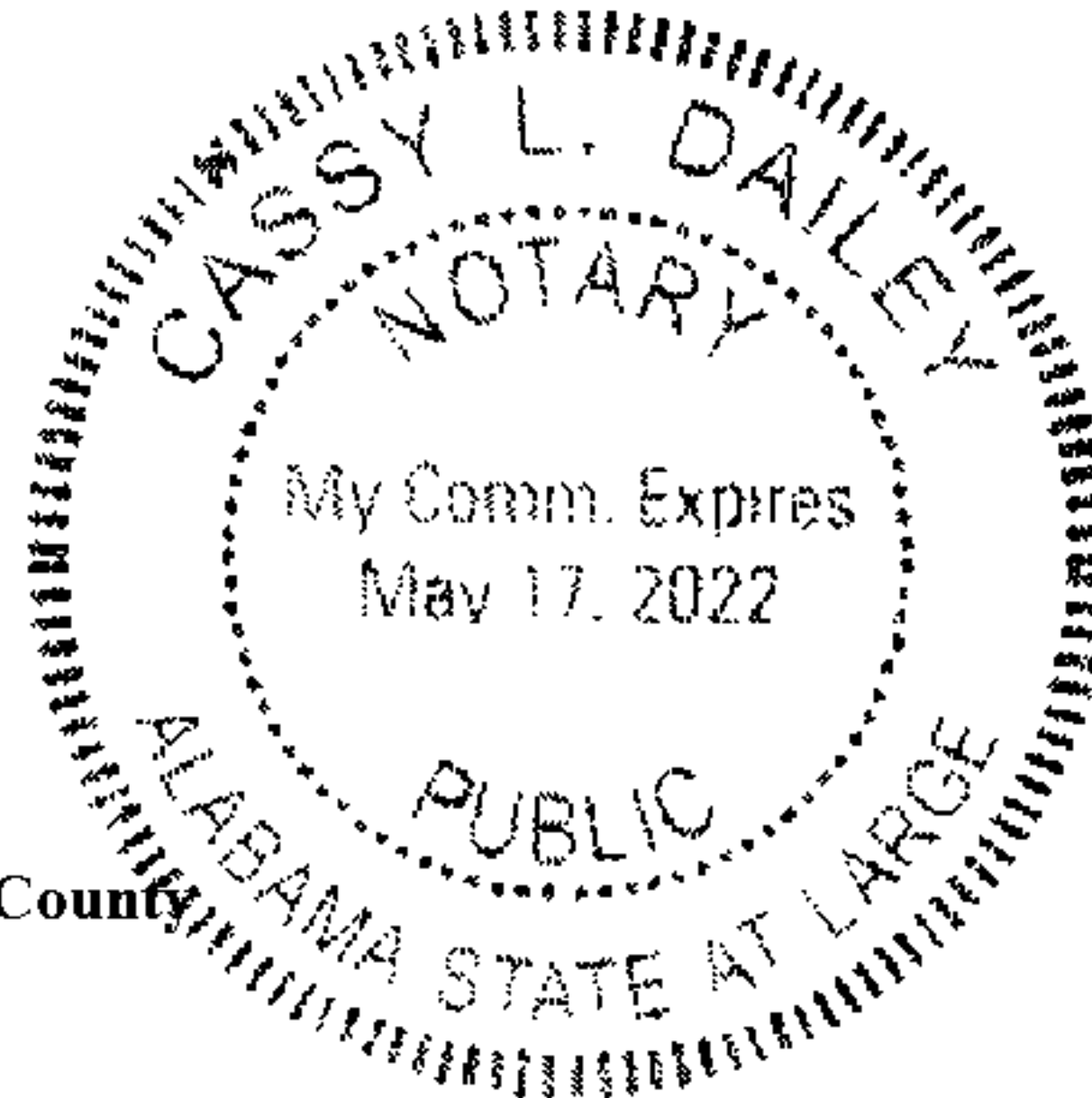
Given under my hand and official seal this the 6th day of August, 2021.


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
08/12/2021 03:21:56 PM
\$26.00 CHERRY
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Alex S. Bayl