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10/14/2021 10:21:06 AM

Prepared by:
Sandy F. Johnson
3156 Pelham Parkway, Suite 2
Pelham, AL 35124

DEEDS 1/1

Send Tax Notice To:
Cassy L. Dailey
777 Highway 8
Montevallo, AL 35115

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

Tina L. Sawyer, a single woman, whose mailing address is:

110 Geronimo Circle, Montevallo, AL 35115

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

Cassy L. Dailey, whose mailing address is: 777 Highway 8, Montevallo, AL 35115

(herein referred to as grantee, whether one or more), the following described real estate, situated in Shelby County, Alabama, the address of which is: **497 Pineview Rd., Montevallo, AL 35115** to-wit:

Lot 7, Block 2, according to the Survey of Arden's Subdivision of the Town of Montevallo, Alabama, as recorded in Map Book 3, Page 64 in the Office of the Judge of Probate of Shelby County, Alabama; being situated in 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 28th day of September, 2021.

Tina L. Sawyer
Tina L. Sawyer

State of Alabama
County of Shelby

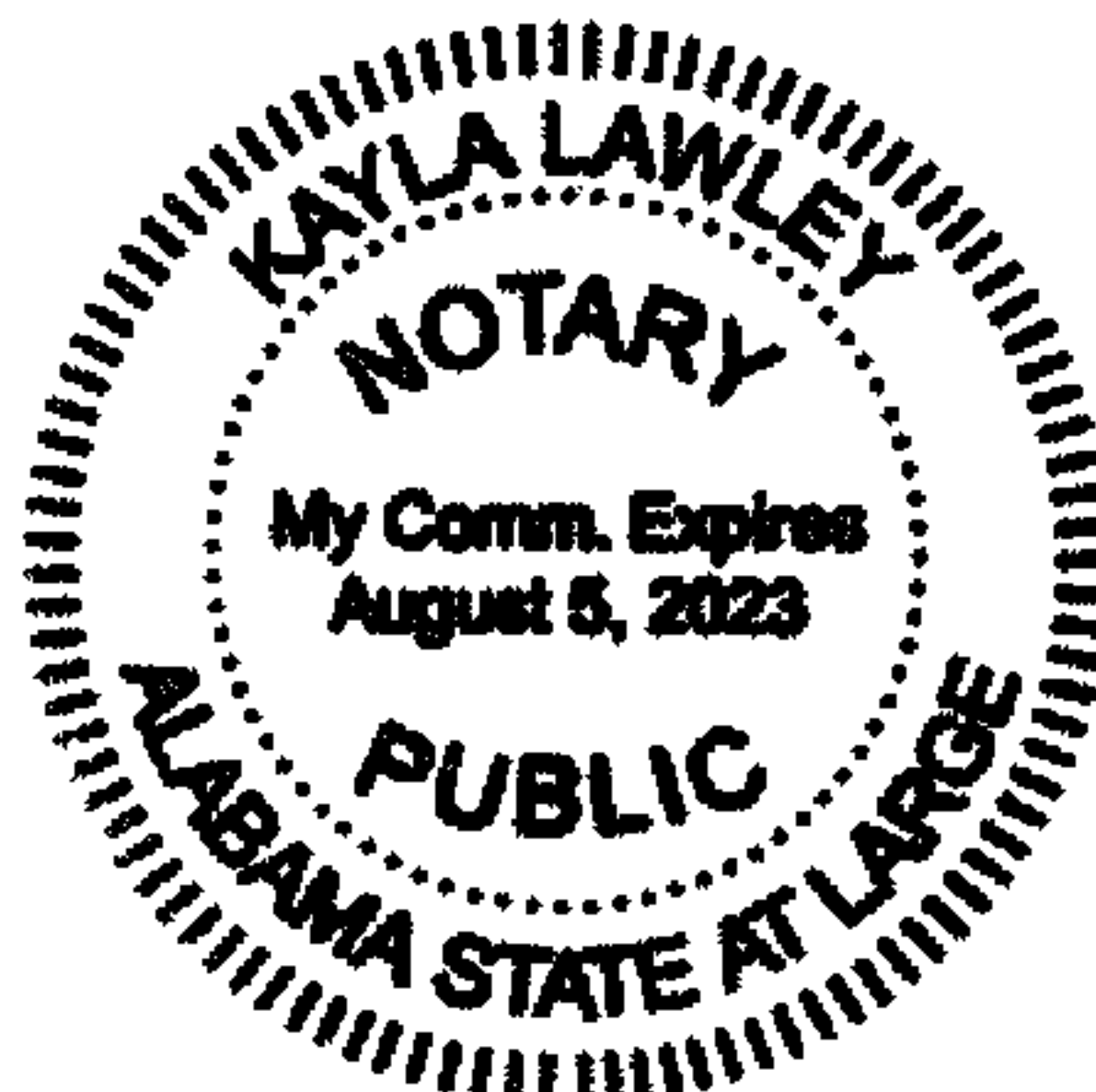
I, the undersigned, a Notary Public in and for said county, in said state, hereby certify that Tina L. Sawyer, whose name is/are signed to the foregoing conveyance and who is/are known to me, acknowledged before me on this day that being informed of the contents of the conveyance he/she/they has/have executed the same voluntarily on the day the same bears date.
Given under my hand and official seal this the 28th day of September, 2021.

Kayla Lawley
Notary Public, State of Alabama

Kayla Lawley

Printed Name of Notary

My Commission Expires: August 05, 2023



Filed and Recorded
Official Public Records
Judge of Probate, Shelby County Alabama, County
Clerk
Shelby County, AL
10/14/2021 10:21:06 AM
\$152.00 BRITTANI
20211014000500090

Alvin S. Bayl