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11/08/2021 02:26:56 PM  
DEEDS 1/2

**SEND TAX NOTICE TO:**

Leska Roberson and Troy Roberson  
313 Coales Branch Circle  
Pelham, AL 35124

This instrument prepared by:  
S. Kent Stewart  
Stewart & Associates, P.C.  
3595 Grandview Pkwy, #280  
Birmingham, Alabama 35243  
PEL2100838

**WARRANTY DEED**

**State of Alabama**  
**County of Shelby**

**KNOW ALL MEN BY THESE PRESENTS:** That, in consideration of **Fifty Nine Thousand and 00/100 Dollars (\$59,000.00)**, the amount which can be verified by the Closing Statement, in hand paid to the undersigned, **Shannon Hall, a married woman**, whose address is **1565 19th Avenue, Calera, AL 35040** (hereinafter "Grantor", whether one or more), by **Leska Roberson and Troy Roberson**, whose address is 313 Coales Branch Circle, Pelham, AL 35124 (hereinafter "Grantee", whether one or more), the receipt and sufficiency of which are hereby acknowledged, Grantor does, by these presents, grant, bargain, sell, and convey unto Grantee **Leska Roberson and Troy Roberson, as joint tenants with right of survivorship**, the following described real estate situated in Shelby County, Alabama, the address of which is **202 3rd Street, Helena, AL 35080, to-wit:**

**Lot 4, according to the Final Plat of Trussell's Resurvey, as recorded in Map Book 48 Page 30, in the Office of the Judge of Probate Office of Shelby County, Alabama.**

**The herein described property does not constitute the homestead of the grantor nor that of her spouse.**

Subject to current taxes, all matters of public record, including, but not limited to easements, restrictions of record, and other matters which may be viewed by observation. Mining and mineral rights excepted.

Subject to a third-party mortgage in the amount of \$0.00 executed and recorded simultaneously herewith.

**TO HAVE AND TO HOLD**, unto the said Grantee, and Grantee's heirs, executors, administrators, and assigns forever. The Grantor does for Grantor and for the Grantor's heirs, executors, and administrators, and assigns, covenant with said Grantee, and Grantee's heirs, executors, administrators and assigns, that Grantor is lawfully seized in fee simple of said premises; that it is free from all encumbrances, unless otherwise noted above; that Grantor has good right to sell and convey the same as aforesaid; that Grantor will and Grantor's heirs, executors, and administrators shall warrant and defend the same to the said Grantee, and Grantee's heirs and assigns forever, against the lawful claims of all persons.

IN WITNESS WHEREOF, Grantor has set their signature and seal on this 8th day of November, 2021.

Shannon Hall  
Shannon Hall

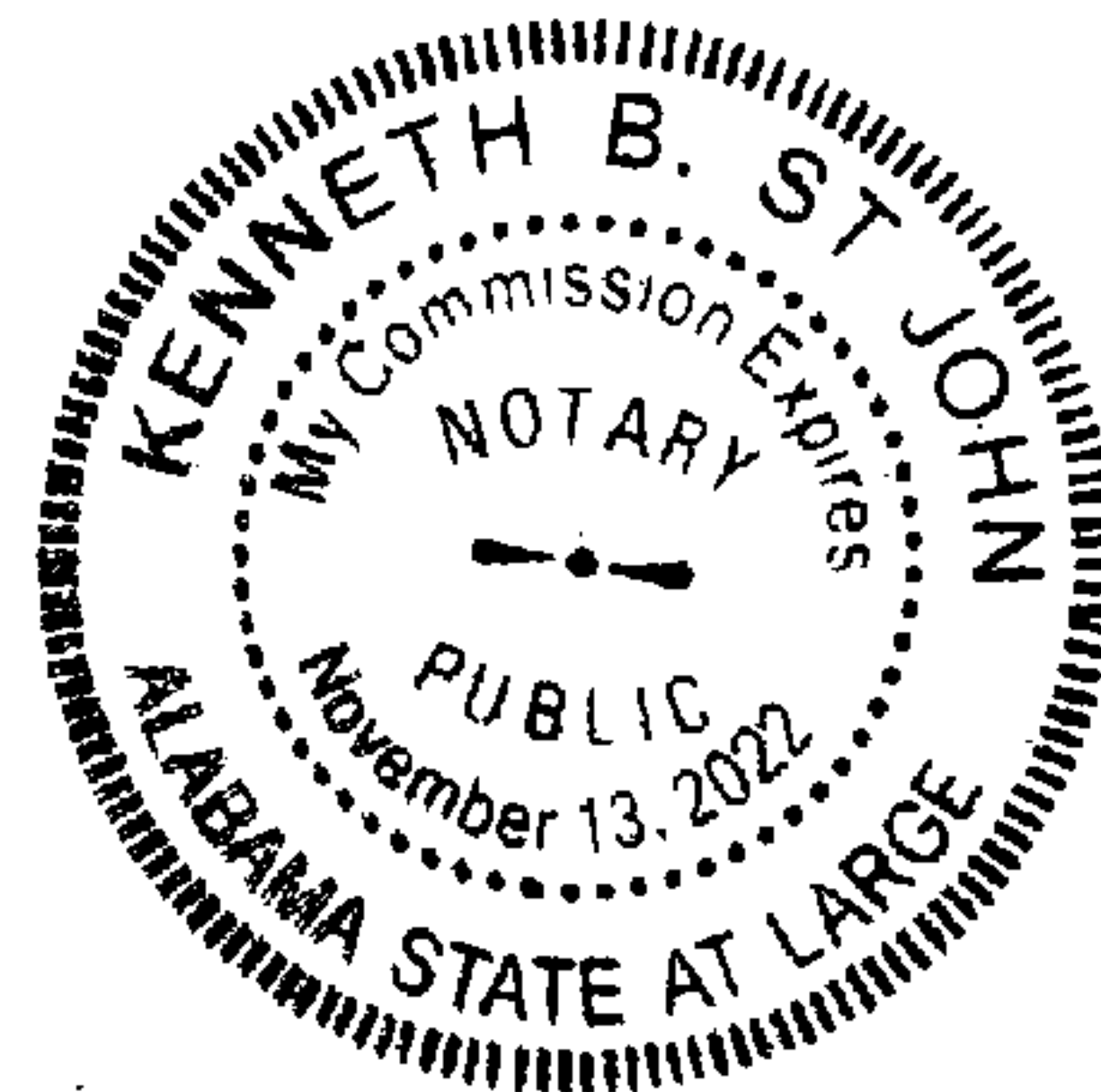
State of Alabama  
County of Shelby

I, the undersigned, a Notary Public in and for said County, in said State, hereby certify, Shannon Hall, 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 on this 8th day of November, 2021.

[Signature]

Notary Public  
Printed Name: Kenneth B. St. John  
My Commission Expires: 11/13/2022



Filed and Recorded  
Official Public Records  
Judge of Probate, Shelby County Alabama, County  
Clerk  
Shelby County, AL  
11/08/2021 02:26:56 PM  
\$84.00 JOANN  
20211108000539830

Allie S. Bayl