

WHEREAS, Article Four of the Will devised the Decedent's interest in the Subject Property, as part of the rest, residue and remainder of the Decedent's Estate, to Barbara S. Malkove (55% undivided interest), John M.G. Schmohl, Jr. (15% undivided interest), Courtney S. Barrack (15% undivided interest) and David S. Schmohl (15% undivided interest); and

WHEREAS, the purpose of this instrument is to accomplish the distribution of the Decedent's interest in the Subject Property to Barbara S. Malkove (55% undivided interest), John M.G. Schmohl, Jr. (15% undivided interest), Courtney S. Barrack (15% undivided interest) and David S. Schmohl (15% undivided interest).

NOW, THEREFORE, in consideration of the premises, in order to accomplish the distribution and transfer of the Decedent's interest in the Subject Property, and for other good and valuable consideration, the receipt and sufficiency of which is hereby acknowledged by all parties, the Estate of Anne T. Shepherd, Deceased (the "Grantor"), does hereby GRANT, BARGAIN, DISTRIBUTE and CONVEY unto Barbara S. Malkove, a single person, John M.G. Schmohl, Jr., a married person, Courtney S. Barrack, a married person and David S. Schmohl, a married person (collectively, the "Grantees"), as tenants in common, with Barbara S. Malkove receiving a 55% undivided interest, John M.G. Schmohl, Jr. receiving a 15% undivided interest, Courtney S. Barrack receiving a 15% undivided interest and David S. Schmohl receiving a 15% undivided interest, the Decedent's one-half (1/2) undivided interest in the real property located in Shelby County, Alabama and described as follows:

**The South Half of the NE ¼ of Section 34, Township 21 South,
Range 4 West, Shelby County, Alabama.**

TO HAVE AND TO HOLD said property, together with all and singular the rights, members, privileges, improvements, hereditaments, easements and appurtenances thereunto belonging or in anywise appertaining, unto the Grantees, as tenants in common, and to the heirs and assigns of such Grantees, forever.

The property conveyed hereby is conveyed subject to all existing utility and drainage easements and rights-of-way, if any, and to all matters now of record in the Office of the Judge of Probate of Shelby County, Alabama, or which may be visible on the ground, as well as to the lien for current ad valorem taxes, if any, which taxes the Grantees named herein assume and agree to pay when due.

[THE NEXT PAGE IS THE SIGNATURE PAGE]

14th IN WITNESS WHEREOF, the Grantor has caused this instrument to be executed on the day of December, 2021.

GRANTOR:

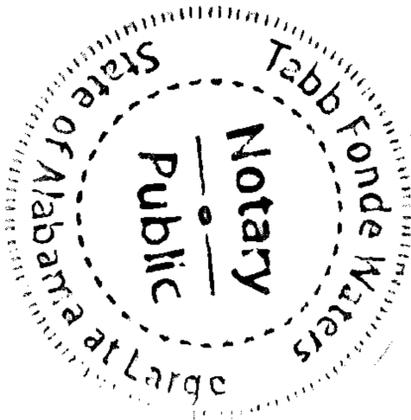
Barbara S. Malkove

Barbara S. Malkove, Personal Representative of the Estate of Anne T. Shepherd, Deceased

STATE OF ALABAMA:
COUNTY OF MOBILE:

I, the undersigned Notary Public in and for said County in said State, hereby certify that Barbara S. Malkove, whose name as Personal Representative of the Estate of Anne T. Shepherd, Deceased, 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 said conveyance, she, in the capacity set forth above, executed the same voluntarily on the day the same bears date.

Given under my hand and official seal this 14 day of December, 2021.



Tabb Fondé Waters

NOTARY PUBLIC

My Commission Expires: 8/10/2025
(NOTARY SEAL)

THIS INSTRUMENT PREPARED BY:

Robert H. Rouse, Esq.
Helmsing, Leach, Herlong,
Newman & Rouse, P.C.
Post Office Box 2767
Mobile, Alabama 36652
(251) 432-5521

This deed was prepared without a complete examination of title and without the benefit of a survey.



Filed and Recorded
Official Public Records
Judge of Probate, Shelby County Alabama, County Clerk
Shelby County, AL
12/16/2021 09:31:57 AM
\$31.00 BRITTANI
20211216000595130

Brittani S. Bayl