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12/28/2021 08:40:53 AM
DEEDS 1/2

Prepared by:
Marcus Hunt
2870 Old Rocky Ridge Rd., Suite 160
Birmingham, AL 35243

Send Tax Notice To:
Jennifer D. Elliott
2102 Arbor Hill Parkway
Hoover, AL 35244

GENERAL WARRANTY DEED

State of Alabama
County of Shelby

KNOW ALL MEN BY THESE PRESENTS:

That in consideration of **Four Hundred Fifty Five Thousand Dollars and No Cents (\$455,000.00)**, 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

Mary Joyce Stevenson Managment Trust dated April 5, 2010, whose mailing address is:

138 Woodbury Dr. Sterling AL 35147

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

Jennifer D. Elliott, whose mailing address is: 2102 Arbor Hill Parkway, Hoover, AL 35244

(herein referred to as grantee, whether one or more), the following described real estate, situated in Shelby County, Alabama, **the address of which is: 2102 Arbor Hill Parkway, Hoover, AL 35244** to-wit:

Lot 181, according to the Final Plat of Arbor Hill Phase III, as recorded in Map Book 33, Page 142, in the Probate Office of Shelby County, Alabama.

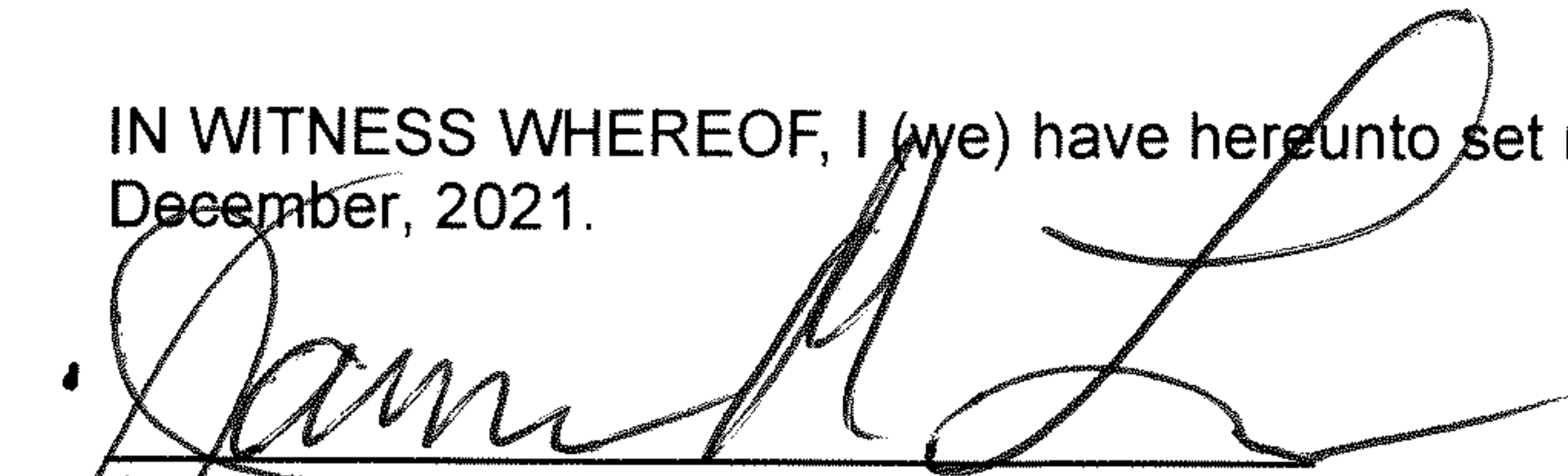
Subject to: All easements, restrictions and rights of way of record.

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 7 day of December, 2021.

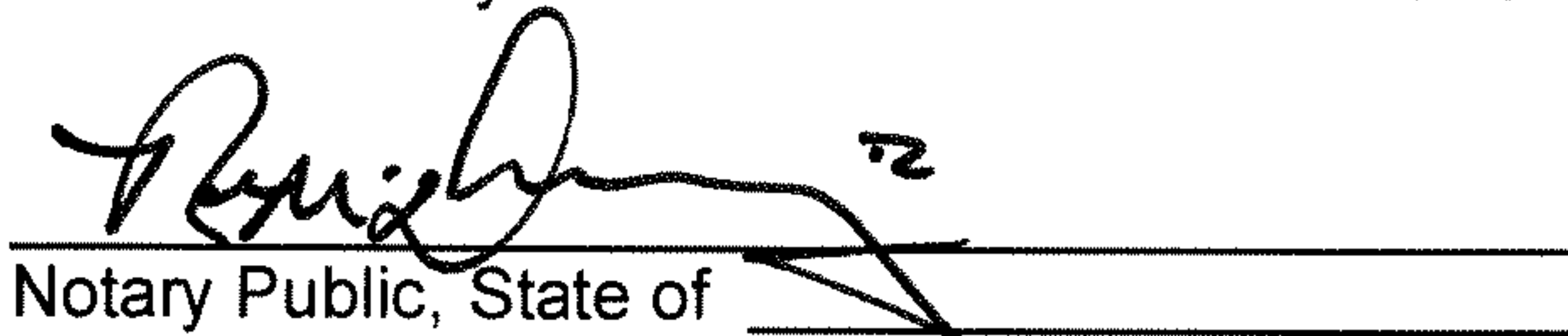


James Martin Lane, As Successor Trustee
Under the Mary Joyce Stevenson Management
Trust Dated April 3, 2010

State of Alabama
County of Jefferson

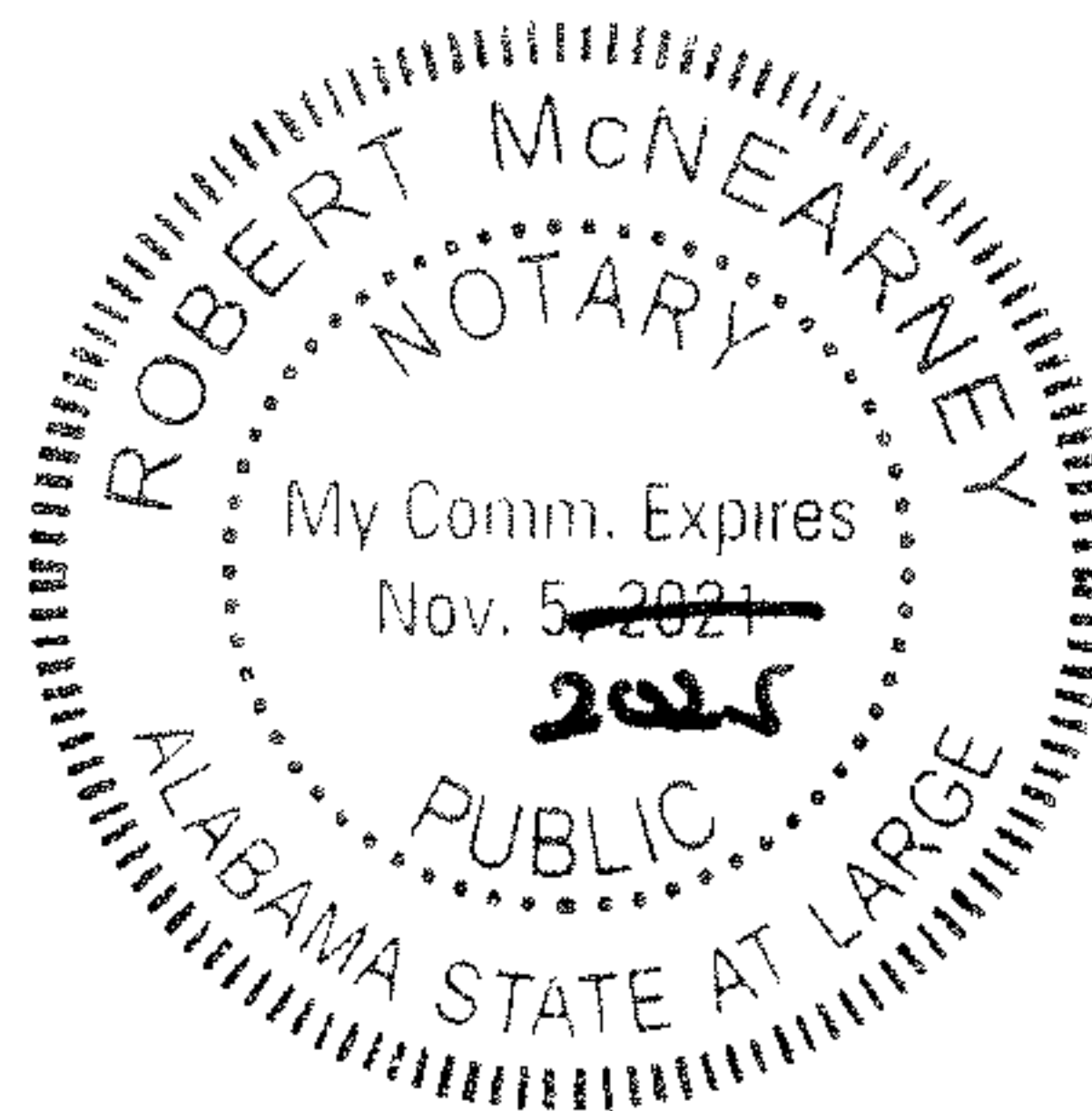
I, the undersigned, a Notary Public in and for said county, in said state, hereby certify that James Martin Lane, as successor Trustee under the Mary Joyce Stevenson Management Trust dated April 5, 2010, whose name is signed to the foregoing conveyance and who is known to me, acknowledged before me on this day that being informed of the contents of the conveyance he has executed the same voluntarily on the day the same bears date.

Given under my hand and official seal this the 7th day of December, 2021.



Notary Public, State of _____

Printed Name of Notary
My Commission Expires: 11/5/25



Filed and Recorded
Official Public Records
Judge of Probate, Shelby County Alabama, County
Clerk
Shelby County, AL
12/28/2021 08:40:53 AM
\$480.00 JOANN
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Allen S. Bayl