

WARRANTY DEED

This Instrument Was Prepared By:
Luke A. Henderson, Esq.
17 Office Park Circle, Ste 150
Birmingham, AL 35223

Send Tax Notice To:
E Peyton Lee
1799 Southpointe Dr
Hoover, AL 35244

STATE OF ALABAMA)
COUNTY OF SHELBY)

KNOW ALL MEN BY THESE PRESENTS, That in consideration of Five Hundred Fifty Thousand and 00/100 Dollars (\$550,000.00), being the contract sales price, to the undersigned Grantors in hand paid by the Grantee herein, the receipt of which is hereby acknowledged,

William Jason Hinson and spouse, Amanda Hinson

(herein referred to as "Grantors") do grant, bargain, sell and convey unto

E Peyton Lee

(herein referred to as Grantee), the following described real estate, situated in the State of Alabama, County of Shelby, to-wit:


Lot 17, according to the Survey of Final Plat of the Residential Subdivision of Southpointe Ridge, as recorded in Map Book 39, page 7, in the Probate Office of Shelby County, Alabama.

Subject to existing easements, restrictions, set back lines, rights of ways, limitations, if any, of record.


TO HAVE AND TO HOLD unto the said Grantee, her heirs and assigns, forever.

And the said Grantors do, for themselves, their heirs and assigns, covenant with said Grantee, her heirs and assigns, that they are lawfully seized in fee simple of said premises, that it is free from all encumbrances, except as otherwise noted above, that they have a good right to sell and convey the same as aforesaid, and that they will and their heirs and assigns shall Warrant and Defend the premises to the said Grantee, her heirs, personal representatives and assigns forever, against the lawful claims of all persons.

IN WITNESS WHEREOF, the said Grantors have set their hands and seals this 7th day of February, 2022.



William Jason Hinson



Amanda Hinson

STATE OF ALABAMA)
COUNTY OF JEFFERSON)

I, the undersigned, a Notary Public, in and for said county, in said state, hereby certify that, **William Jason Hinson and Amanda Hinson** whose names are signed to the foregoing conveyance, and who are known to me, acknowledged before me on this day that, being informed of the contents of the conveyance, they executed the same voluntarily on the day the same bears date.

Given under my hand and seal this February 7, 2022.

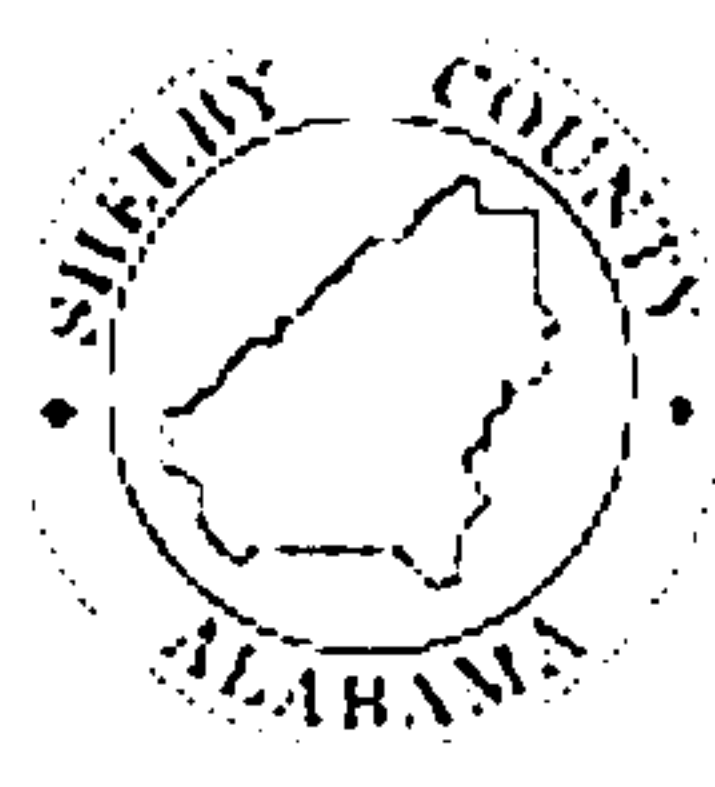
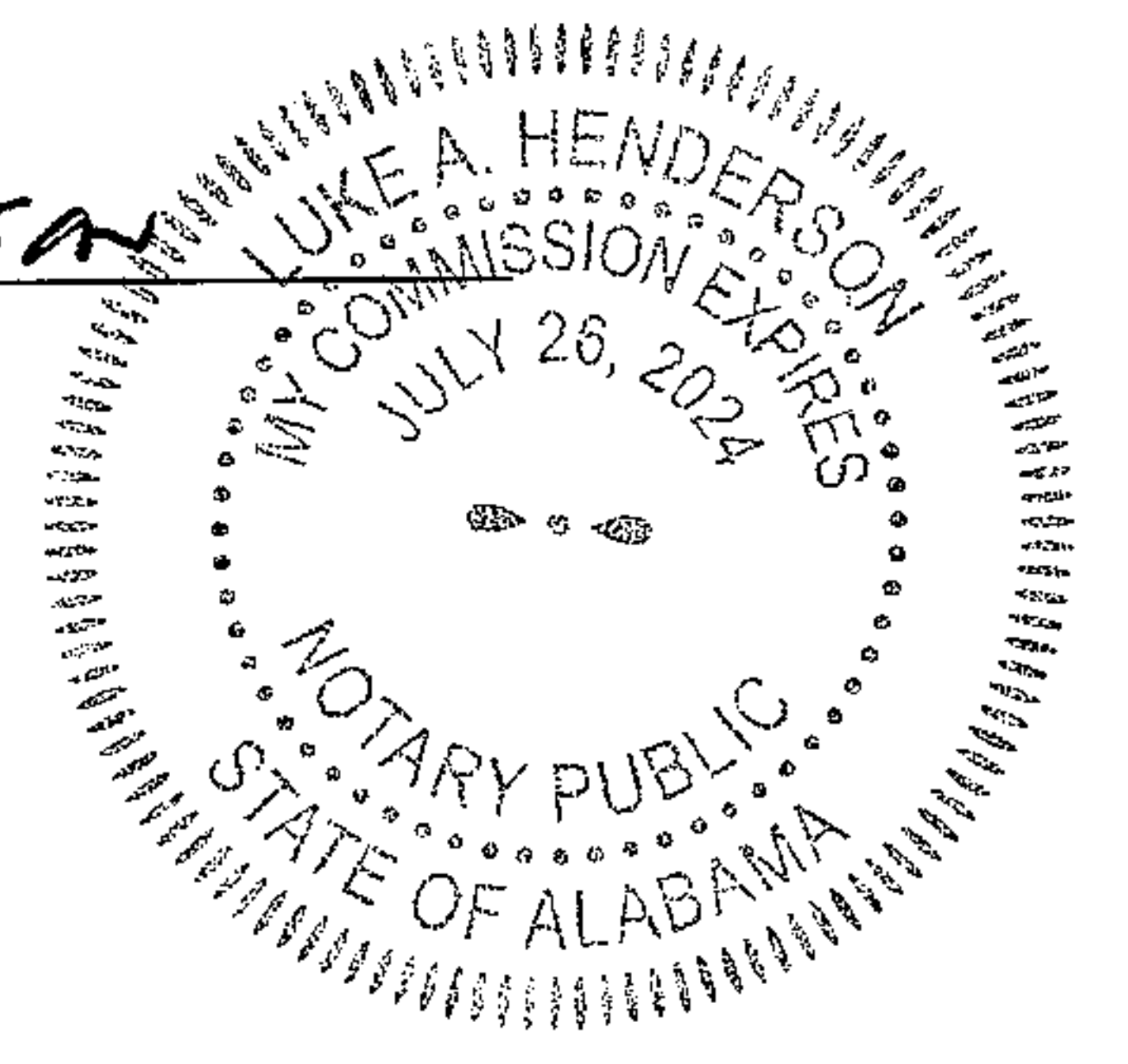
My Commission Expires:



Notary Public

Grantor's Address: 456 Hamilton Place Chelsea, AL 35043

Property Address: 1799 Southpointe Dr Hoover, AL 35244



Filed and Recorded
Official Public Records
Judge of Probate, Shelby County Alabama, County
Clerk
Shelby County, AL
02/09/2022 03:06:15 PM
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