

This Instrument was Prepared by:
Cassy L. Dailey
South Oak Title Pelham, LLC
3156 Pelham Parkway, Suite 2
Pelham, AL 35124
File No.: 44444-22-0124

Send Tax Notice To: Empire Rentals, LLC
P.O. Box 1726
Pelham, AL 35124

WARRANTY DEED

State of Alabama

} Know All Men by These Presents:

County of Shelby

That in consideration of the sum of **Sixty Thousand Dollars and No Cents (\$60,000.00)**, the amount of which can be verified in the Sales Contract between the parties hereto, to the undersigned Grantor, **P.Ray Construction, LLC, an Alabama Limited Liability Company, whose mailing address is 197 Lake Chelsea Drive, Chelsea, AL 35043** (herein referred to as Grantor), in hand paid by the Grantee herein, the receipt of which is hereby acknowledged, the said Grantor does by these presents grant, bargain, sell and convey unto **Empire Rentals, LLC, whose mailing address is P.O. Box 1726, Pelham, AL 35124** (herein referred to as Grantee, whether one or more), the following described real estate, situated in Shelby, County, Alabama, **the address of which is 198 Heritage Trace Parkway, Montevallo, AL 35115 and 194 Heritage Trace Parkway, Montevallo, AL 35115;** to wit;

Lot 163 and Lot 164, according to the Survey of Heritage Trace Phase 3, as recorded in Map Book 39, Page 17, in the Probate Office of Shelby County, Alabama.

Subject to: Easements, Restrictions, and Right-of-Way of record

TO HAVE AND TO HOLD, to the said Grantee, his, her or their heirs and assigns forever

And said Grantor does for itself, its successors and assigns, covenant with said Grantee, his, her or their heirs and assigns, that it is lawfully seized in fee simple of said premises; that they are free from all encumbrances, that it has a good right to sell and convey the same as aforesaid; that it will and its successors and assigns shall warrant and defend the same to the said Grantee, his, her or their heirs and assigns forever, against the lawful claims of all persons.

IN WITNESS WHEREOF, the said Grantor, by its Managing Member, who is/are authorized to execute this conveyance, has hereto set his signature and seal, this the 10th day of February, 2022.

PRAY CONSTRUCTION, LLC

Patrick L. Ray
Managing Member

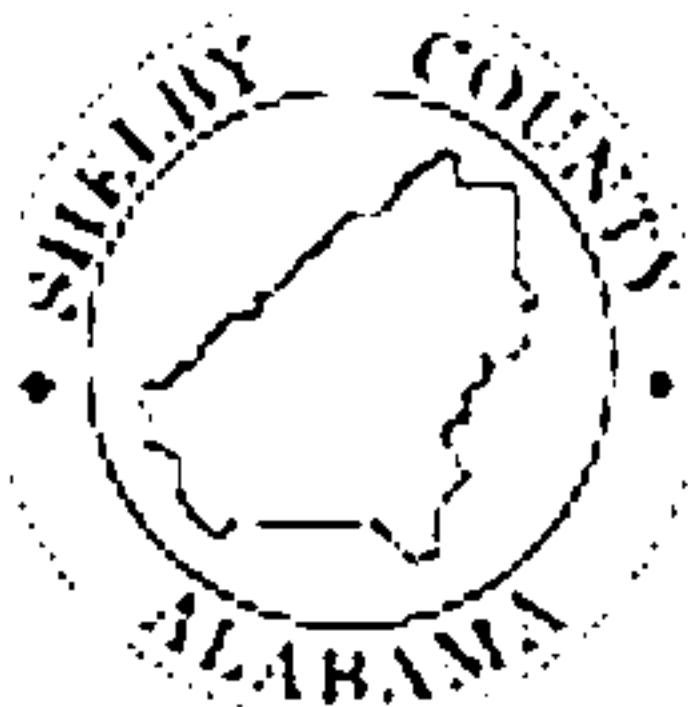
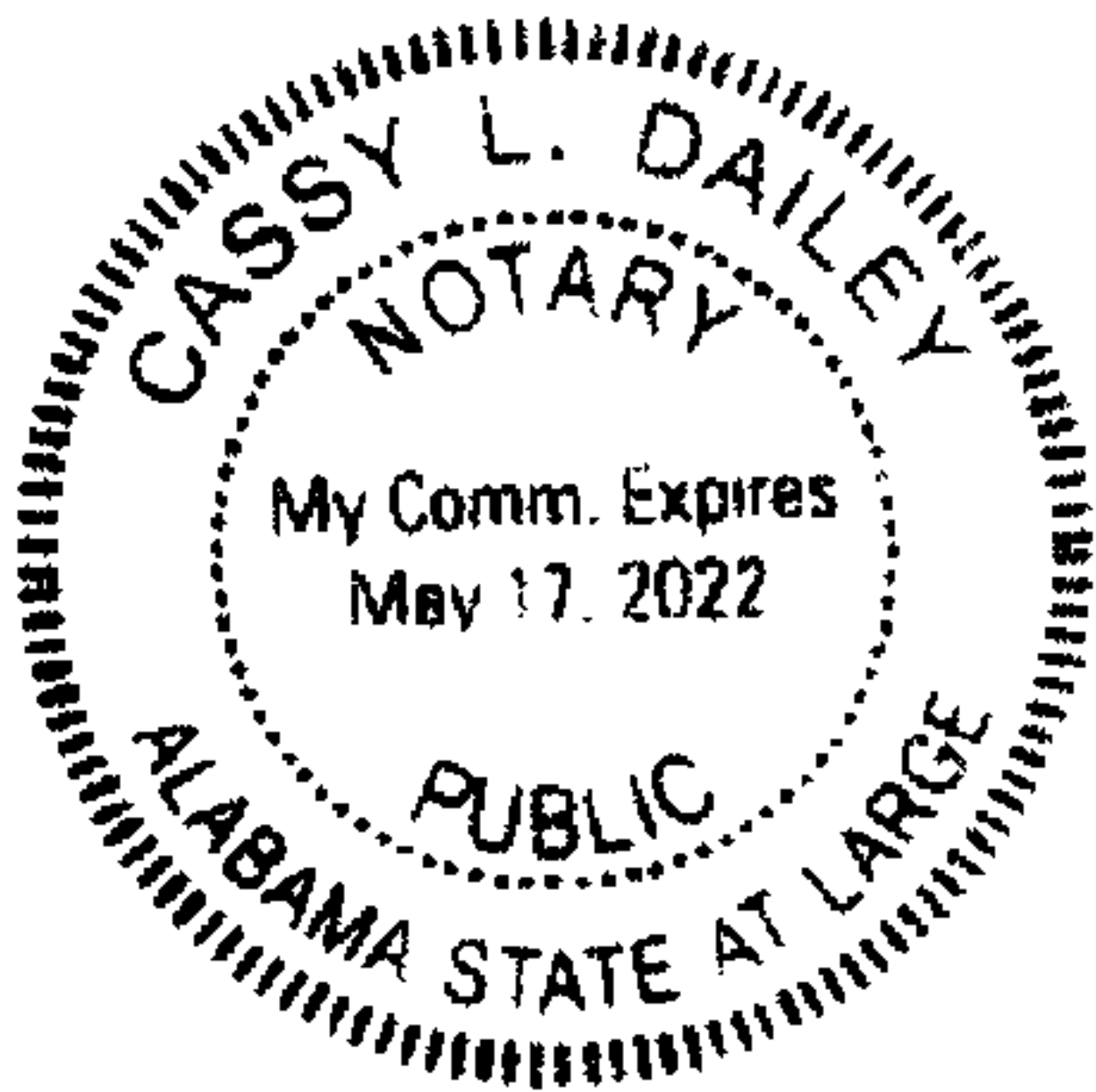
State of Alabama

County of Shelby

I, Cassy L. Dailey, a Notary Public in and for said County in said State, hereby certify that Patrick L. Ray, whose name(s) as Managing Member of P.Ray Construction, LLC 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 foregoing conveyance he as such Managing Member and with full authority executed the same voluntarily for and as the act of said Limited Liability Company on the day the same bears date.

Given under my hand and official seal this the 10th day of February, 2022.

Notary Public, State of Alabama
Cassy L. Dailey
My Commission Expires: May 17, 2022



Filed and Recorded
Official Public Records
Judge of Probate, Shelby County Alabama, County
Clerk
Shelby County, AL
02/10/2022 01:10:07 PM
\$82.00 BRITTANI
20220210000060030

Allen S. Boyd