

Prepared by:
Sandy F. Johnson
3156 Pelham Parkway, Suite 2
Pelham, AL 35124

Send Tax Notice To:
ST HOLDINGS, LLC
5310 Mountain Park Dr
Indian Springs, AL 35124

GENERAL WARRANTY DEED

State of Alabama
County of Shelby

KNOW ALL MEN BY THESE PRESENTS:

That in consideration of **Two Hundred Twenty One Thousand Dollars and No Cents (\$221,000.00)**, 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

Jack T. Bean and Joan S. Bean, ^{a married couple} whose mailing address is:

83 Park Dr S, Clanton AL 35045

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

ST HOLDINGS, LLC, whose mailing address is:

5310 Mountain Park Dr Indian Springs 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: **224 Hidden Creek Parkway, Pelham, AL 35124** to-wit:

Lot 186, according to the Survey of Phase Two, Hidden Creek III, as recorded in Map Book 26, Page 124, in the Office of the Probate Judge of Shelby County, Alabama.

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

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 11th day of March, 2022.

Jack T. Bean
Jack T. Bean

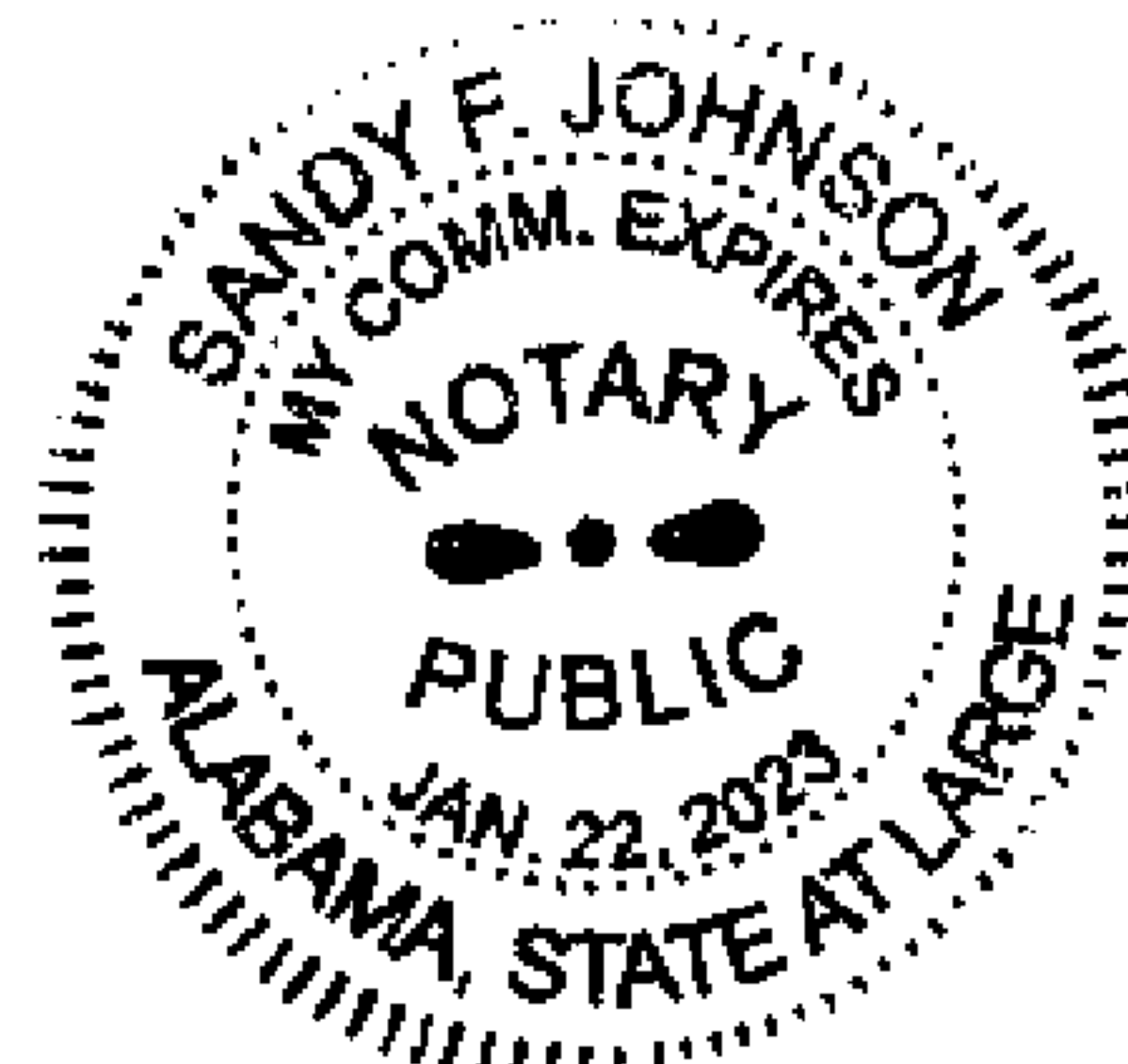
Joan S. Bean
Joan S. Bean

State of Alabama
County of Shelby

I, the undersigned, a Notary Public in and for said county, in said state, hereby certify that Jack T. Bean and Joan S. Bean, whose name is/are signed to the foregoing conveyance and who is/are known to me, acknowledged before me on this day that being informed of the contents of the conveyance he/she/they has/have executed the same voluntarily on the day the same bears date.

Given under my hand and official seal this the 11th day of March, 2022.

Sandy F. Johnson
Notary Public, State of Alabama
Sandy F. Johnson
Printed Name of Notary
My Commission Expires: January 22, 2023



Filed and Recorded
Official Public Records
Judge of Probate, Shelby County Alabama, County
Clerk
Shelby County, AL
03/11/2022 02:32:16 PM
\$243.00 BRITTANI
20220311000102690

Alexis Beyl