

This instrument was prepared by:

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Send Tax Notice To:

DayCon Properties, LLC
115 CR 876
Clanton, AL 35046



20220322000117430 1/2 \$46.50
Shelby Cnty Judge of Probate, AL
03/22/2022 01:58:32 PM FILED/CERT

State of Alabama

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Shelby County

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Personal Representative's Deed

Know All Men By These Presents:

That in consideration of Twenty-One Thousand Thirty and No/100 Dollars (\$21,030.00), and other good and valuable consideration to the undersigned Grantor, in hand paid by the Grantee herein, the receipt, adequacy and sufficiency whereof is hereby acknowledged, Grady Fenn Church, Personal Representative of the Estate of Earle Farley Moody, II, Deceased, pursuant to Letters Testamentary granted to Grady Fenn Church by the Baldwin County Probate Court in Case No. 39880, whose address is P. O. Box 65, Birmingham, AL 35201, (herein referred to as the "Grantor", whether one or more), do grant, bargain, sell and convey unto DayCon Properties, LLC, an Alabama Limited Liability Company with an address of 115 CR 876, Clanton, AL 35046, (herein referred to as the "Grantee", whether one or more), the following described real estate, situated in and lying within Shelby County, Alabama, to-wit:

A part of the NW 1/4 of NW 1/4, Section 10, Township 22 South, Range 2 West, more particularly described as follows: Begin at the Southwest corner of said forty acres and run thence East along the South line of said forty acres a distance of 420 feet to a point, thence run North perpendicular to the South line of said forty acres to the South line of a dirt road; thence run in a Southwesterly direction along the South boundary of said dirt road to the point where said dirt road intersects the West line of said forty acres, thence run South along the West line of said forty acres to the point of beginning, containing 1 3/4 acres, more or less, and being the same property conveyed in Deed Book 198, Page 181 and Book 297, Page 527 in the Probate Office of Shelby County, Alabama

PARCEL ID#58-28-2-10-0-001-008.000 and PARCEL ID#58-28-2-10-0-001-008.001

SOURCE OF TITLE: Instrument #19790904000113240 and Instrument #20150902000306610

The said property does not constitute the homestead of the Grantor.

PROPERTY ADDRESS:

N/A - Vacant 2-

This conveyance is made subject to all restrictions, easements, reservations, and rights of way of record in the Office of the Judge of Probate of Shelby County Alabama, together with all and singular the tenements, hereditaments and appurtenances thereto belonging or in any wise appertaining and the reversion, remainder or remainders, rents, issues, and profits thereof, and also, all the estate, right, title, interest, dower and rights of dower, property, possession, claim and demand whatsoever as well in law as in equity, of the said Grantor, of, in, and to the same and every part or parcel thereof, with the appurtenances.



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TO HAVE AND TO HOLD to the said Grantee, absolutely in fee simple.

And I do for myself and for my heirs, executors, assigns, and administrators covenant with the said Grantee, their heirs and assigns, that I am lawfully seized in fee simple of said premises; that said premises are free from all encumbrances, unless otherwise noted above; that I have a good right to sell and convey the same as aforesaid; that I will and my heirs, executors and administrators shall warrant and defend the same to the said Grantee, their heirs and assigns forever, against the lawful claims of all persons.

IN WITNESS WHEREOF, I have hereunto set my hand and seal, this 3rd day of March, 2022.

**THE ESTATE OF EARLE FARLEY MOODY, II,
DECEASED**

By: Grady Fenn Church
GRADY FENN CHURCH, Personal
Representative

STATE OF ALABAMA

COUNTY OF Jefferson

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GENERAL ACKNOWLEDGMENT

The undersigned, a Notary Public in and for said County, in said State, hereby certify that Grady Fenn Church, whose name as Personal Representative of the Estate of Earle Farley Moody, II, Deceased is signed to the foregoing conveyance and being known to me, acknowledged before me on this day, that, being informed of the contents of the conveyance, he, in his capacity as said Personal Representative and with full authority, executed same on the day the same bears date.

Given under my hand and official seal this 3rd day of March, 2022.

Sarranthe St. John
Notary Public
My Commission Expires: 12-4-2025

