

SEND TAX NOTICE TO:
Samantha Williams and Tony Williams, Jr.
128 Maple Street
Alabaster, AL 35114

This instrument prepared by:
S. Kent Stewart
Stewart & Associates, P.C.
3595 Grandview Pkwy, #280
Birmingham, Alabama 35243

WARRANTY DEED

**STATE OF ALABAMA
COUNTY OF SHELBY**

KNOW ALL MEN BY THESE PRESENTS: That, in consideration of **TWO HUNDRED SEVENTY TWO THOUSAND NINE HUNDRED AND 00/100 (\$272,900.00)**, the amount which can be verified by the Closing Statement, in hand paid to the undersigned, **Chase Pays Cash, LLC, an Alabama Limited Liability Company**, whose address is 7536 Arrowhead Lane, Trussville, AL 35173, (hereinafter "Grantor", whether one or more), by **Samantha Williams and Tony Williams, Jr.**, whose address is 128 Maple Street, Alabaster, AL 35114, (hereinafter "Grantee", whether one or more), the receipt and sufficiency of which are hereby acknowledged, Grantor does, by these presents, grant, bargain, sell, and convey unto Grantee **Samantha Williams and Tony Williams, Jr., as joint tenants with right of survivorship**, the following described real estate situated in Shelby County, Alabama, the address of which is 128 Maple Street, Alabaster, AL 35114 to-wit:

Lot 60, according to the Map and Survey of Woodland Hills, 1st Phase, 4th Sector, as recorded in Map Book 6, Page 24, in the Probate Office of Shelby County, Alabama; being situated in Shelby County, Alabama.

Subject to current taxes, all matters of public record, including, but not limited to easements, restrictions of record, and other matters which may be viewed by observation. Mining and mineral rights excepted.

Subject to a third-party mortgage in the amount of \$253,228.00 executed and recorded simultaneously herewith.

TO HAVE AND TO HOLD, unto the said Grantee, and Grantee's heirs, executors, administrators, and assigns forever. The Grantor does for Grantor and for the Grantor's heirs, executors, and administrators, and assigns, covenant with said Grantee, and Grantee's heirs, executors, administrators and assigns, that Grantor is lawfully seized in fee simple of said premises; that it is free from all encumbrances, unless otherwise noted above; that Grantor has good right to sell and convey the same as aforesaid; that Grantor will and Grantor's heirs, executors, and administrators shall warrant and defend the same to the said Grantee, and Grantee's heirs and assigns forever, against the lawful claims of all persons.

IN WITNESS WHEREOF, Grantor has set their signature and seal on this 30th day of March, 2022.

Chase Pays Cash, LLC, an Alabama Limited Liability Company

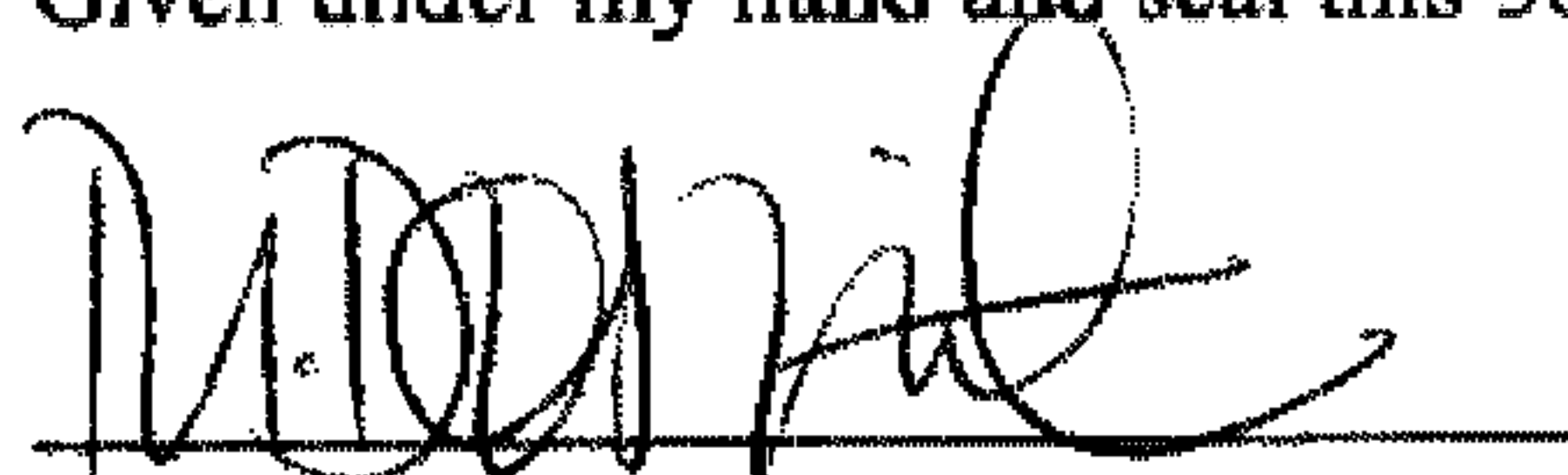
By: SweetHomeBama.com, LLC, Sole Member

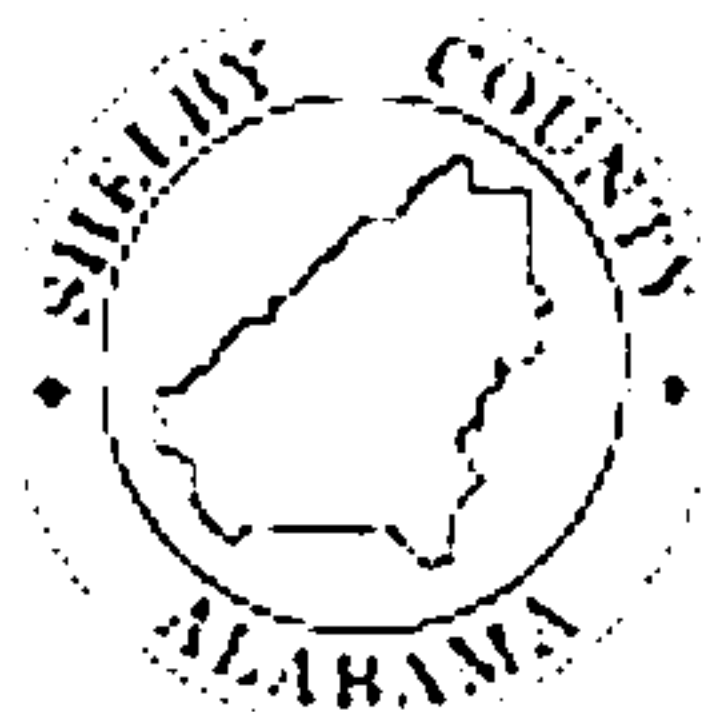
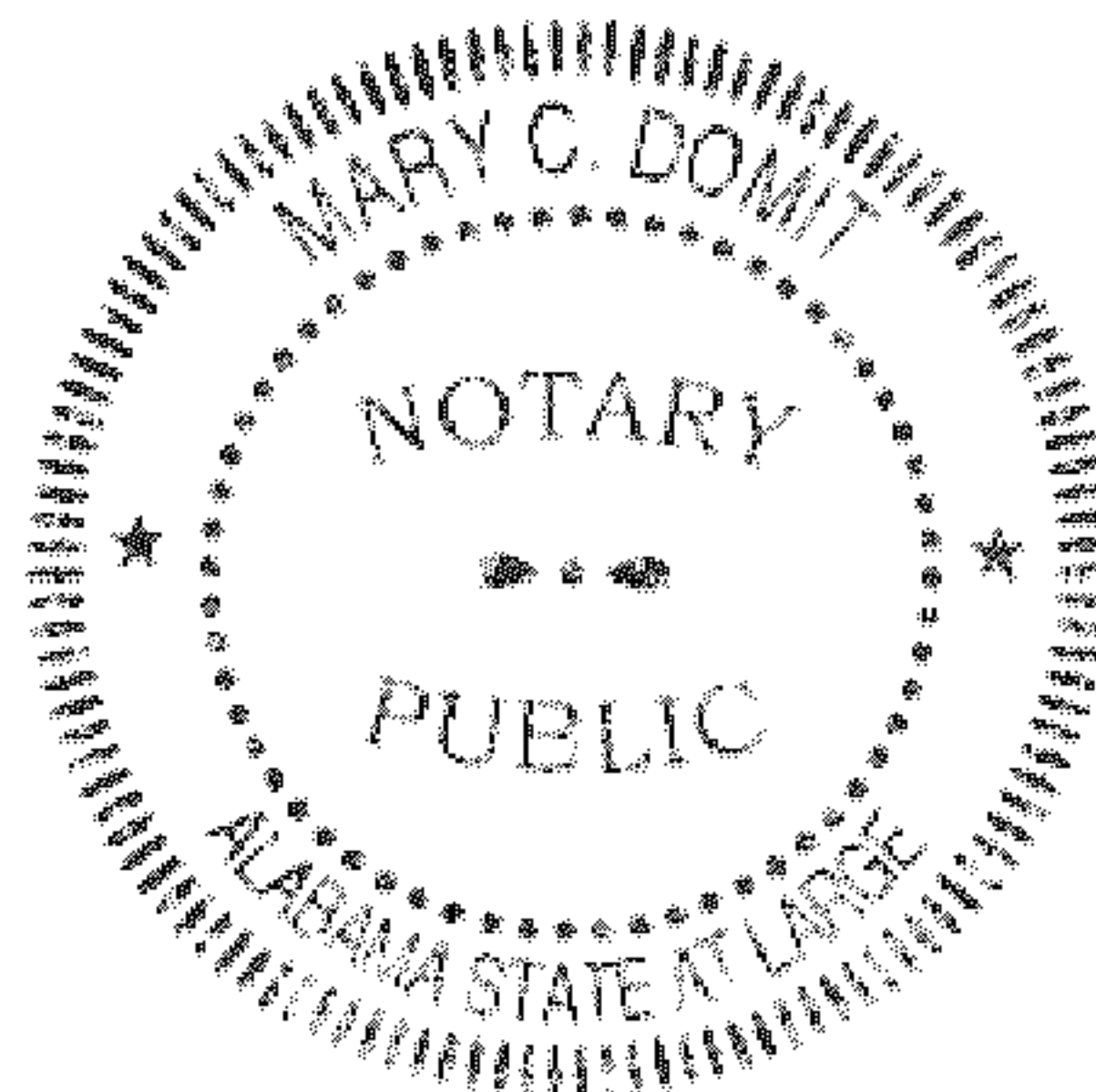
By: 
Chase Smith, Managing Member

STATE OF ALABAMA
COUNTY OF JEFFERSON

I, the undersigned, Notary Public, in and for said County in said State, hereby certify that Chase Smith whose name as Managing Member of SweetHomeBama.com, LLC, Sole Member of Chase Pays Cash, LLC, an Alabama Limited Liability Company, is signed to the foregoing instrument and who is known to me, acknowledged before me on this day that, being informed of the contents of the instrument, he, in his capacity as said 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 seal this 30th day of March, 2022.


Notary Public
Printed Name: MARY C. DOMIT
My Commission Expires: 03/02/25



Filed and Recorded
Official Public Records
Judge of Probate, Shelby County Alabama, County
Clerk
Shelby County, AL
04/13/2022 10:25:32 AM
\$45.00 CHARITY
20220413000151990

Allie S. Bayl