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11/23/2022 03:36:12 PM
DEEDS 1/2

SEND TAX NOTICE TO:
Reade J. Hocutt and Jessica G. Hocutt
108 Glen Abbey Lane
Alabaster, AL 35007

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 **THREE HUNDRED SEVENTY FIVE THOUSAND AND 00/100 (\$375,000.00)**, the amount which can be verified by the Closing Statement, in hand paid to the undersigned, **Kathryn Rexrode and Greg Smith, wife and husband**, whose address is N5054 Big Bend Lane, Sheboygan Falls, WI 53085 (hereinafter "Grantor", whether one or more), by **Reade J. Hocutt and Jessica G. Hocutt**, whose address is 108 Glen Abbey Lane, Alabaster, AL 35007 (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 **Reade J. Hocutt and Jessica G. Hocutt, as joint tenants with right of survivorship**, the following described real estate situated in Shelby County, Alabama, **the address of which is 108 Glen Abbey Lane, Alabaster, AL 35007 to-wit:**

Lot 2, according to the Survey of Weatherly, Glen Abbey - Sector 12, as recorded in Map Book 18, page 128, in the Probate Office of Shelby County, Alabama.

Greg Smith is one and the same person as Gregory T. Smith and Gregory Thomas Smith.
Kathryn Rexrode is one and the same person as Kathryn A. Rexrode and Kathryn Ann Rexrode.

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 \$ 356,250.⁰⁰ 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 4th day of November, 2022.

Kathryn Rexrode
Kathryn Rexrode

Greg Smith
Greg Smith

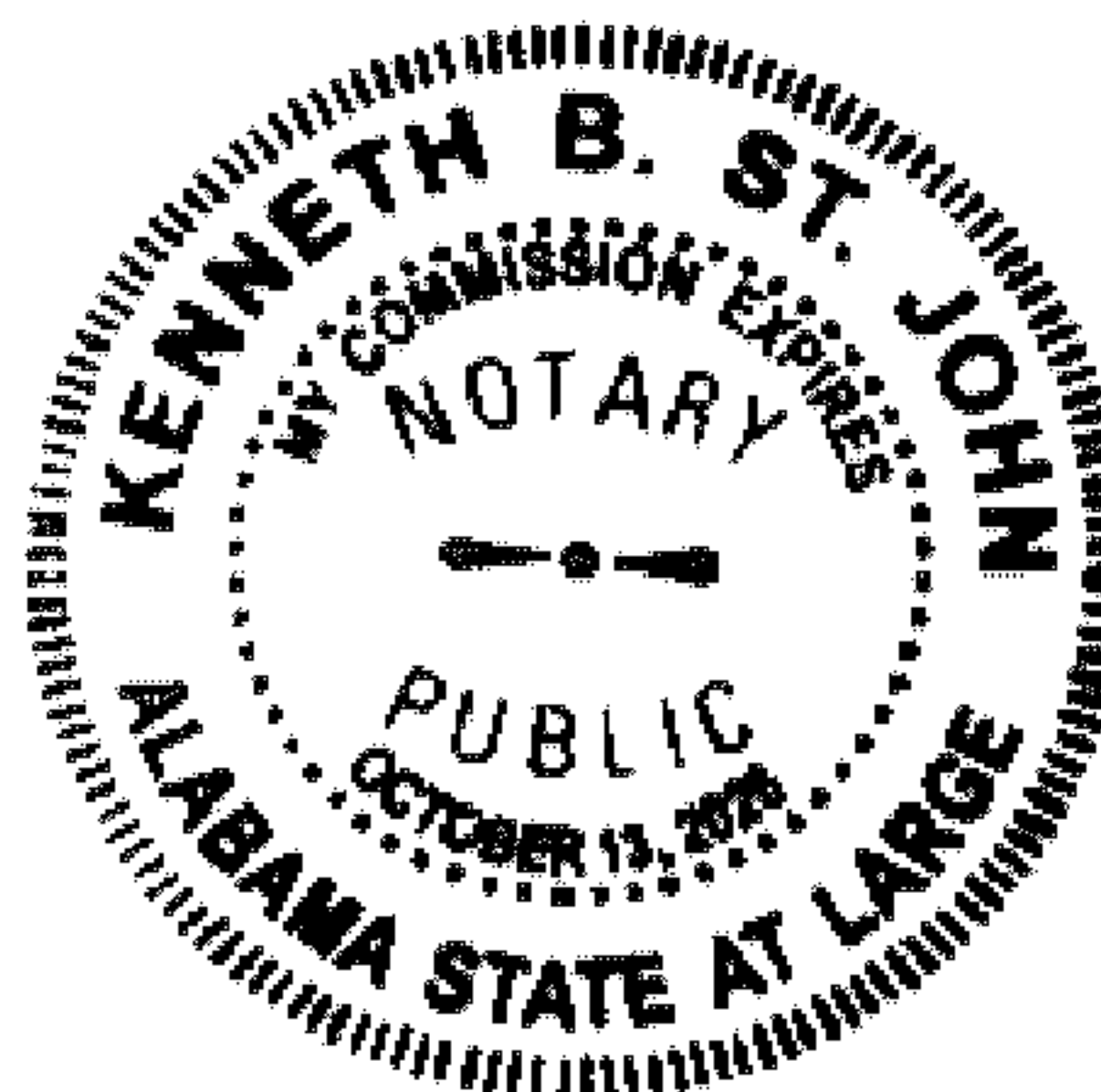
STATE OF ALABAMA
COUNTY OF SHELBY

I, the undersigned Notary Public in and for said County and State, hereby certify that Kathryn Rexrode and Greg Smith, 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 official seal this 4th day of November, 2022.

Kenneth B. St. John

Notary Public
Printed Name: Kenneth B. St. John
My Commission Expires: 10/13/2026



Filed and Recorded
Official Public Records
Judge of Probate, Shelby County Alabama, County
Clerk
Shelby County, AL
11/23/2022 03:36:12 PM
\$48.00 JOANN
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Allie S. Bayl