

Send Tax Notice to:
CRG Homes, LLC
233 Hillcrest Drive
Montevallo, AL 35115

This Instrument Prepared By:
Cassy Dailey
3156 Pelham Parkway
Suite 2
Pelham, AL 35124

File: **PEL-22-5279**

STATE OF ALABAMA
COUNTY OF SHELBY

GENERAL WARRANTY DEED

KNOW ALL MEN BY THESE PRESENTS: That in consideration of **ONE HUNDRED EIGHTY THOUSAND AND 00/100 (\$180,000.00) and other good and valuable consideration**, the amount which can be verified in the Sales Contract between the two parties, in hand paid to the undersigned **EK REAL ESTATE SERVICES OF NY LLC, a New York Limited Liability Company (herein referred to as "Grantor," whether one or more)**, whose mailing address is

79 Madison Avenue, New York, NY 10016

by **CRG Homes, LLC (herein referred to as "Grantee")**, whose mailing address is

233 Hillcrest Drive, Montevallo, AL 35115

the receipt and sufficiency of which are hereby acknowledged, Grantor does, by these presents, grant, bargain, sell, and convey unto Grantee, the following described real property, which has a mailing address of **191 Jasmine Drive, Alabaster, AL 35007**, and more particularly described as:

FOR PROPERTY DESCRIPTION, SEE EXHIBIT A ATTACHED HERETO AND MADE A PART HEREOF

SUBJECT TO:

AD VALOREM TAXES DUE OCTOBER 1ST, 2022 AND THEREAFTER.

BUILDING AND SETBACK LINES, EASEMENTS, RESTRICTIONS, COVENANTS AND CONDITIONS OF RECORD.

MINING AND MINERAL RIGHTS EXCEPTED.

\$214,749.08 OF THE CONSIDERATION WAS PAID FROM THE PROCEEDS OF A MORTGAGE LOAN FILED SIMULTANEOUSLY HERewith.

TO HAVE AND TO HOLD to said Grantee, his/her heirs, executors, administrators, and/or assigns forever.

The Grantor(s) do/does for himself/herself, his/her heirs and assigns, covenant with Grantee, his/her heirs, executors, administrators and assigns, that he/she is lawfully seized in fee simple of said premises; that they are free from all encumbrances except as noted above; that he/she has a good right sell and convey the same as aforesaid; that he/she will, and his/her heirs, executors, administrators shall warrant and defend the same to the said Grantee, his/her 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 23 day of November, 2022

EK REAL ESTATE SERVICES OF NY LLC, a New York Limited Liability Company

By: [Signature]
Edward J. Savidge, Authorized Signor

State of New York
County of NASSAU

I, the undersigned, a Notary Public in and for said County, in said State, hereby certify that Edward J. Savidge, Authorized Signor, whose name(s) as Authorized Signor(s) of EK REAL ESTATE SERVICES OF NY LLC, a/an New York corporation, 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 conveyance, he/she, as such officer and with full authority, executed the same voluntarily for and as the act of EK REAL ESTATE SERVICES OF NY LLC, on the day the same bears date.

Given under my hand and official seal this 23rd day of November, 2022.

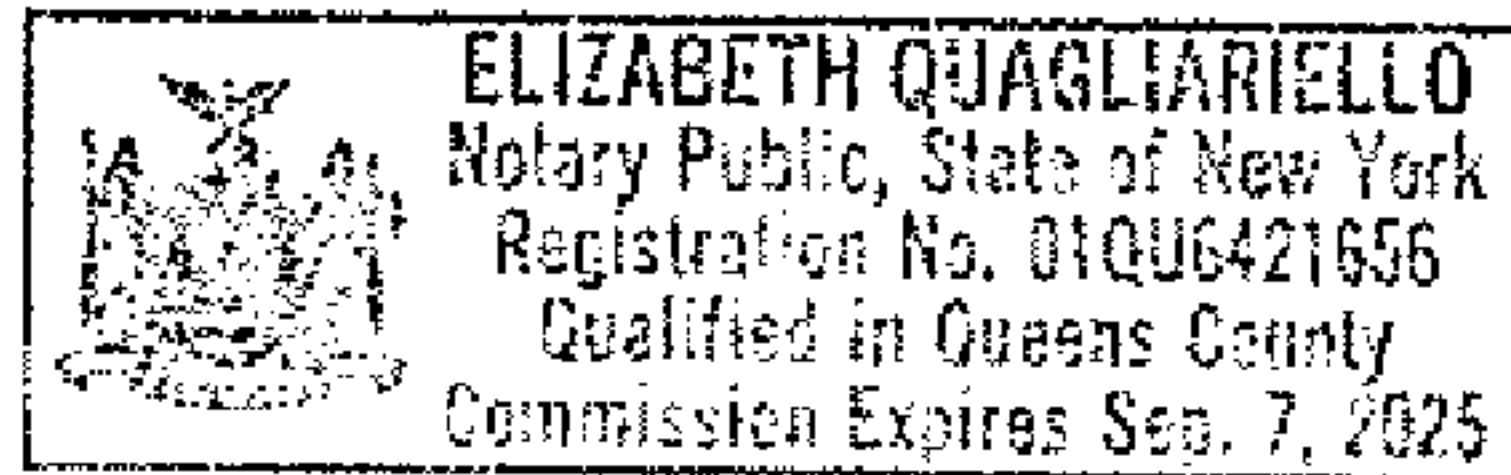
[Signature]

Notary Public, State of NY

Elizabeth Quagliarello

Printed Name

My Commission Expires: 9/7/2025



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EXHIBIT A

Property 1:

Lot 66, according to The Revised Survey of The Meadows, Plat 2, as recorded in Map Book 20, page 26, in the Probate Office of Shelby County, Alabama



Filed and Recorded
Official Public Records
Judge of Probate, Shelby County Alabama, County
Clerk
Shelby County, AL
11/30/2022 01:04:41 PM
\$29.00 JOANN
20221130000437080

Allie S. Bayl