

SEND TAX NOTICE TO:

David S. Dorrough and Kay J. Dorrough
133 Brook Highland Cove
Birmingham, AL 35242

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 TWENTY SEVEN THOUSAND AND 00/100 (\$327,000.00)**, the amount which can be verified by the Closing Statement, in hand paid to the undersigned, **Marie McCleskey aka Marie McCluskey**, a single woman, whose address is 269 Bay Tree Drive, Miramar Beach, FL 32550 (hereinafter "Grantor", whether one or more), by **David S. Dorrough and Kay J. Dorrough**, whose address is 133 Brook Highland Cove, Birmingham, AL 35242, (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 **David S. Dorrough, and Kay J. Dorrough, as joint tenants with right of survivorship**, the following described real estate situated in Shelby County, Alabama, **the address of which is 133 Brook Highland Cove, Birmingham, AL 35242 to-wit:**

Lot 47, according to the survey of the Village at Brook Highland, as recorded in Map Book 24, Page 93, in the Probate Office of 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.

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 3rd day of March, 2023.

Marie McCleskey aka Marie McCluskey
Marie McCleskey aka Marie McCluskey

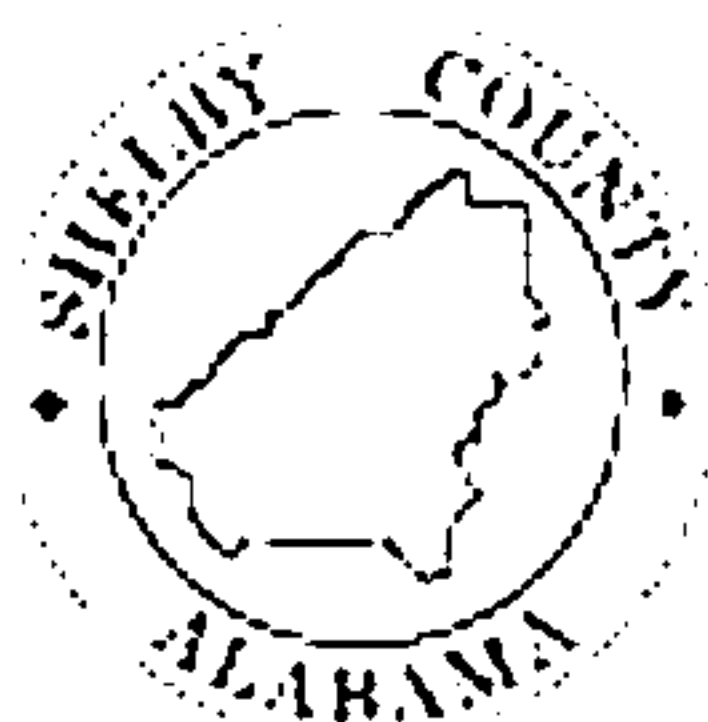
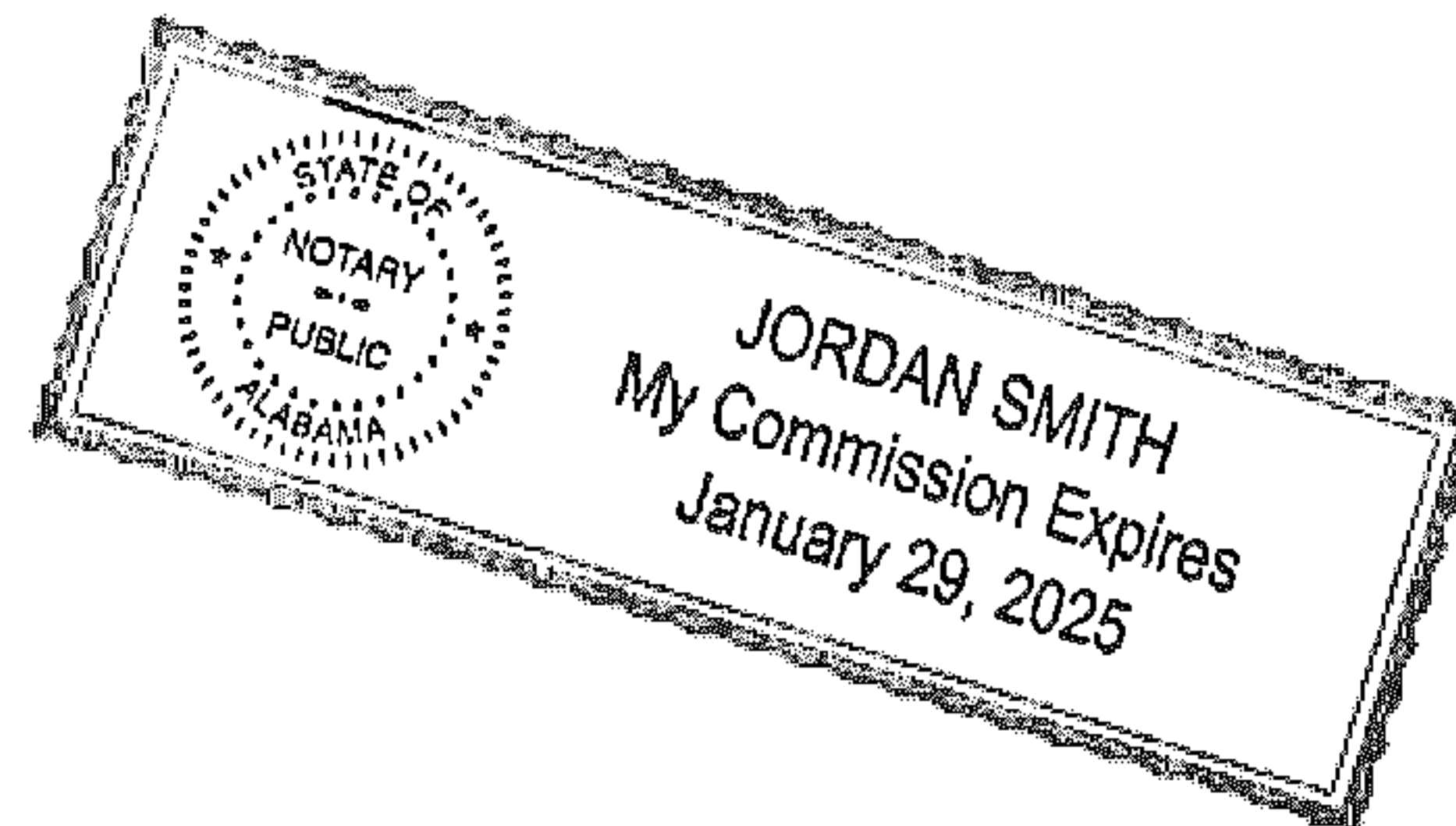
STATE OF ALABAMA
COUNTY OF SHELBY

I, the undersigned Notary Public in and for said County and State, hereby certify that Marie McCleskey aka Marie McCluskey whose name(s) is/are 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, (s)he executed the same voluntarily on the day the same bears date.

Given under my hand and official seal this 3rd day of March, 2023.


Notary Public

My Commission Expires: 1/29/25



Filed and Recorded
Official Public Records
Judge of Probate, Shelby County Alabama, County
Clerk
Shelby County, AL
03/14/2023 09:41:25 AM
\$352.00 BRITTANI
20230314000069620

