

Value is \$160,000.00 per the tax assessor's appraised value.

SEND TAX NOTICE TO:
Centennial Homes, LLC
3000 Riverchase Galleria, Ste 1720
Birmingham, AL 35244

This instrument prepared by:
Kellie M. Dyar
Law Office of Kellie M. Dyar, LLC
5112 Shadowbrook Trail
Birmingham, Alabama 35244
TC-24-192

STATUTORY WARRANTY DEED

**STATE OF ALABAMA
COUNTY OF SHELBY**

KNOW ALL MEN BY THESE PRESENTS: That, in consideration Zero and 00/100 Dollars (\$0.00), and other good and valuable consideration, the **actual value is \$160,000.00**, which can be verified by the tax assessor's appraised value, in hand paid to the undersigned, **Scott Underwood and Stephanie Underwood, a married couple**, whose address is 517 Founders Park Circle, Birmingham, AL 35226, (hereinafter "Grantor", whether one or more), by **Centennial Homes, LLC, an Alabama limited liability company**, whose address is 3000 Riverchase Galleria, Ste 1720, Birmingham, AL 35244, (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 the following described real estate situated in **Shelby County, Alabama, to-wit:**

Lots 1703 and 1704, according to the Survey of Stoneykirk at Ballantrae, Phase V, as recorded in Map Book 38, Page 136 in the Probate Office of Shelby County, Alabama.

FOR INFORMATIONAL PURPOSES ONLY:
Lot 1703 - 200 Stoneykirk Way, Pelham, AL 35124
Lot 1704 - 204 Stoneykirk Way, Pelham, AL 35124

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 not owned by Grantor excepted.

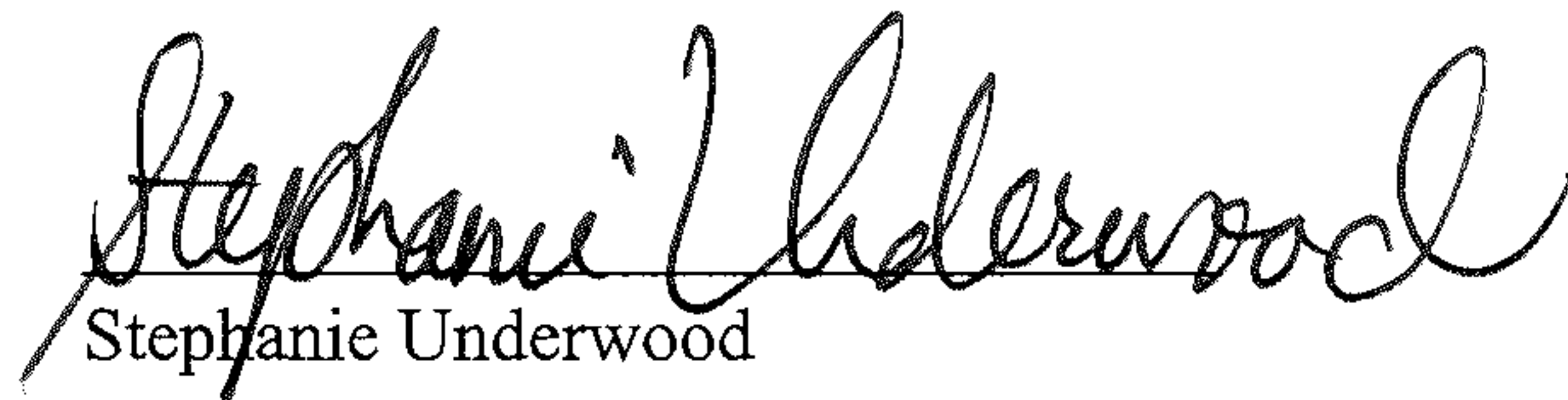
No title search was performed in preparing this deed. Legal description provided by Grantor. No warranties are given by the preparer.

TO HAVE AND TO HOLD, unto the said Grantee, and Grantee's heirs, executors, administrators, and assigns forever.

This instrument is executed without warranty or representation of any kind on the part of the undersigned, expressed or implied, except that there are no liens or encumbrances outstanding against the premises conveyed which were created or suffered by the undersigned and not specifically excepted herein.

IN WITNESS WHEREOF, Grantor, has caused this conveyance to be executed on this 23rd day of July, 2024.

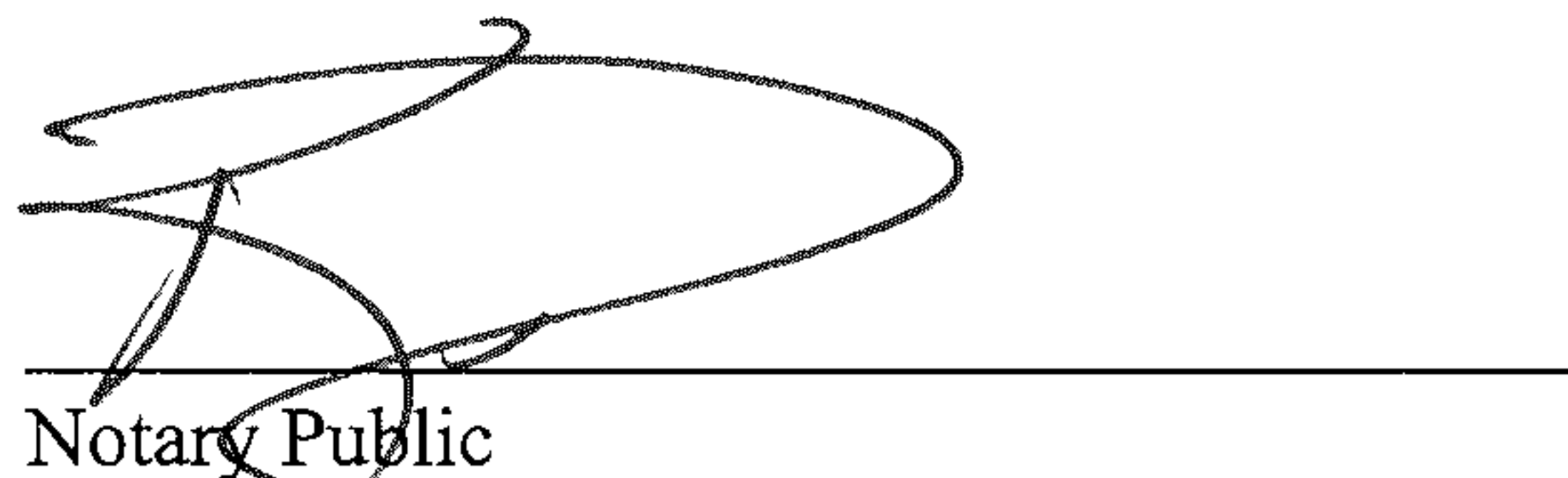

Scott Underwood

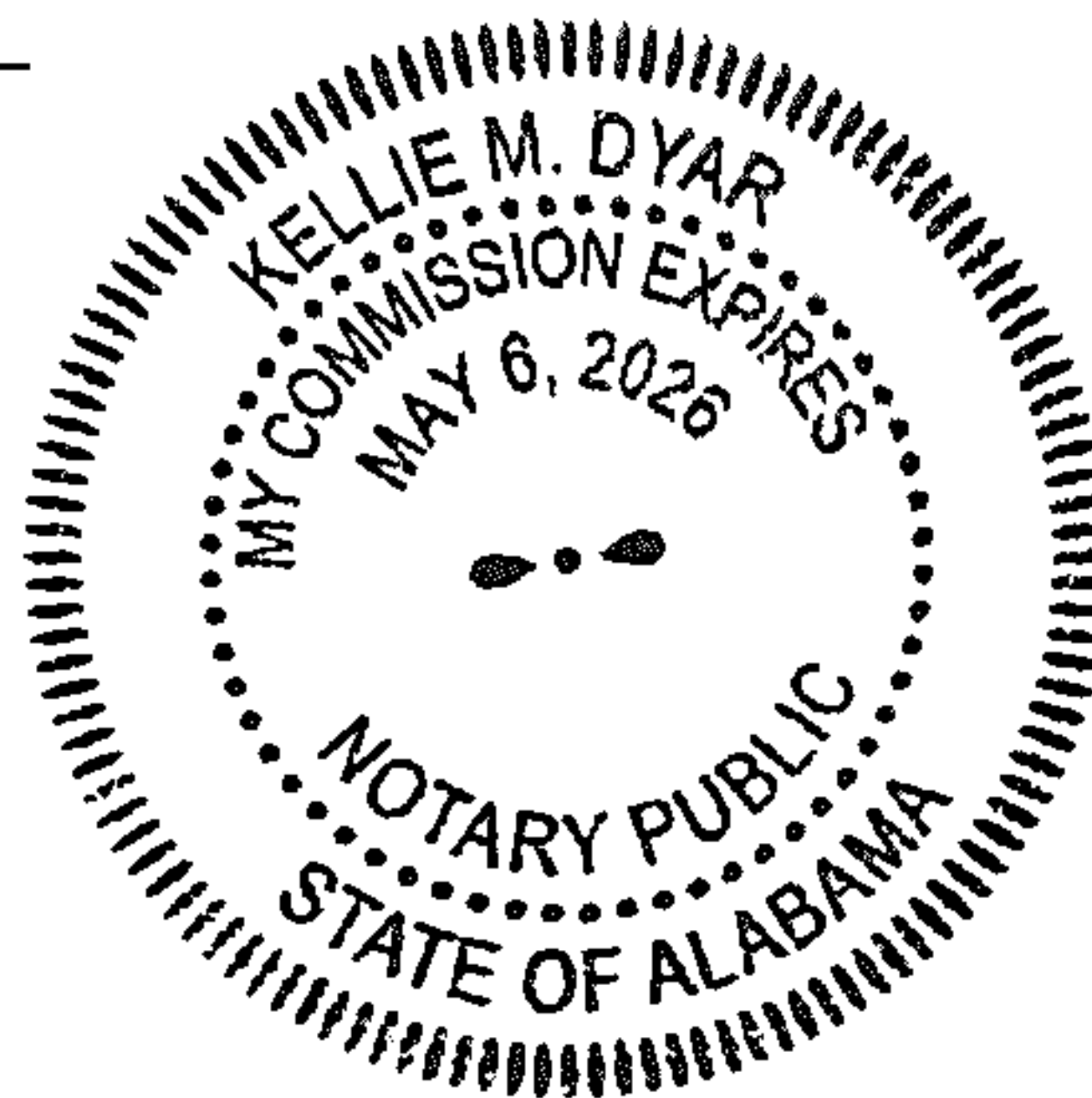

Stephanie Underwood

STATE OF ALABAMA
COUNTY OF JEFFERSON

I, the undersigned, a Notary Public, in and for said County in said State, hereby certify that Scott Underwood and Stephanie Underwood 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 seal this 23rd day of July, 2024.


Notary Public



Filed and Recorded
Official Public Records
Judge of Probate, Shelby County Alabama, County
Clerk
Shelby County, AL
07/25/2024 08:00:10 AM
\$185.00 BRITTANI
20240725000228370

