

SEND TAX NOTICE TO:

Jessica Williams
805 Rosebury Road
Helena, AL 35080

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 THIRTY THOUSAND AND 00/100 (\$230,000.00)**, the amount which can be verified by the Closing Statement, in hand paid to the undersigned, **Jesse J. Causey, Jr. and Kristi C. Causey, husband and wife**, whose address is 33 Camp Creek Drive, West Blocton, AL 35184 (hereinafter "Grantor", whether one or more), by **Jessica Williams**, whose address is 805 Rosebury Road, Helena, AL 35080 (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 **Jessica Williams**, the following described real estate situated in Shelby County, Alabama, **the address of which is 1335 Whirlaway Circle, Helena, AL 35080 to-wit:**

Lot 72, according to the Survey of Dearing Downs First Addition, as recorded in Map Book 6, page 141, in the Office of the Judge of Probate of Shelby County, Alabama.

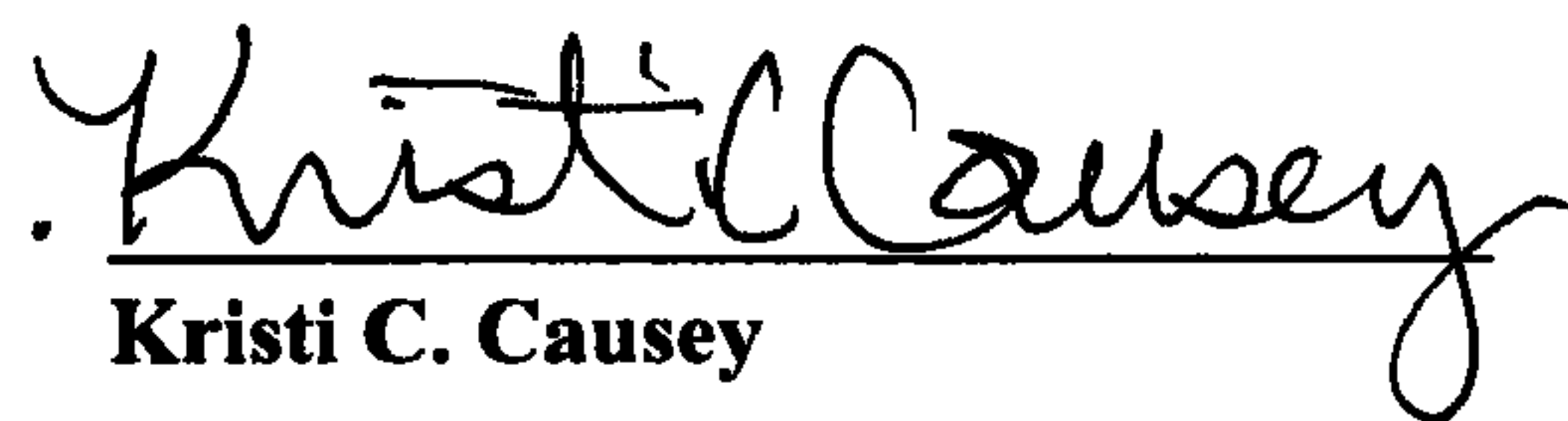
Subject to current taxes, all matters of public record, including, but not limited to easements, restrictions of record, and other matters which may be viewed by observation. Mining and mineral rights excepted.

Subject to a third-party mortgage in the amount of \$0.00 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 October, 2024.

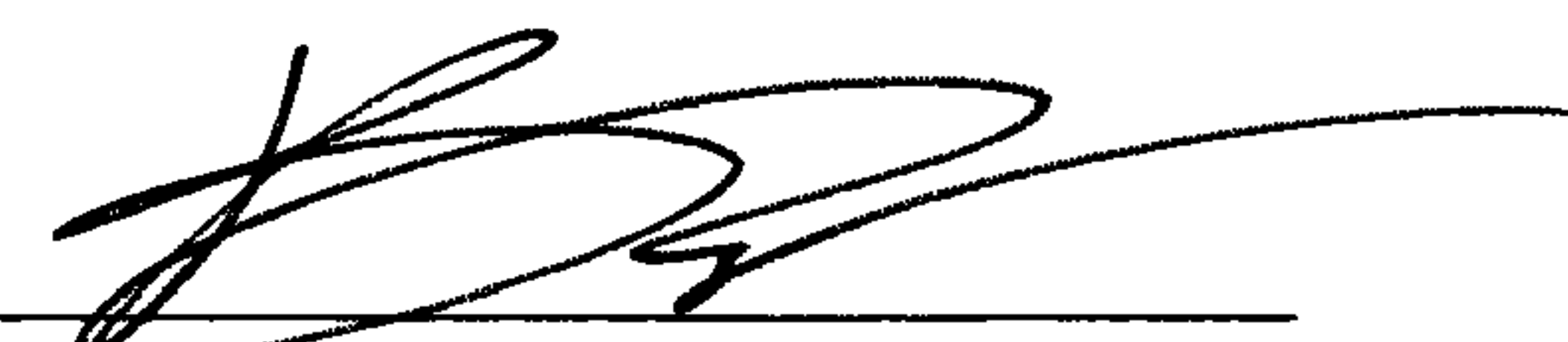

Jesse J. Causey, Jr.

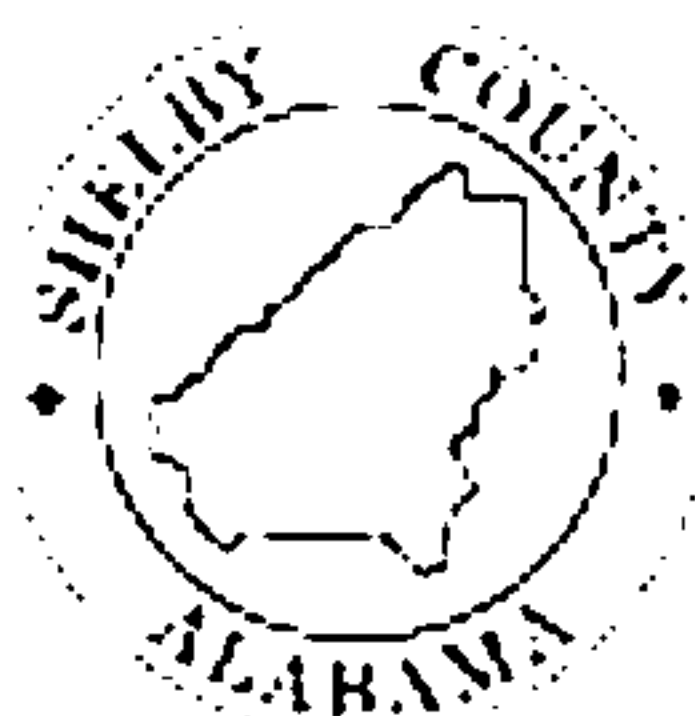
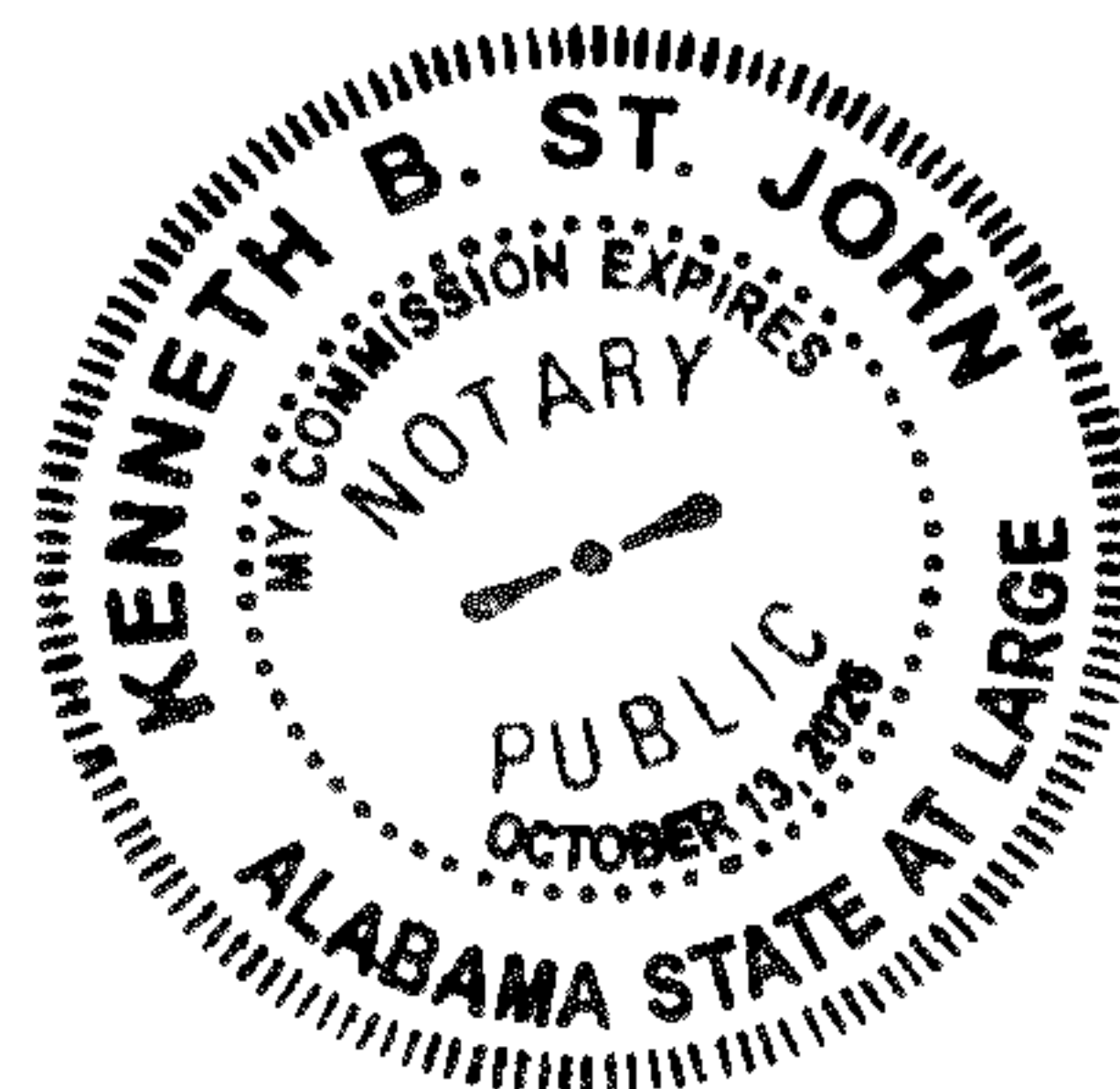

Kristi C. Causey

STATE OF ALABAMA
COUNTY OF SHELBY

I, the undersigned Notary Public in and for said County and State, hereby certify that Jesse J. Causey, Jr. and Kristi C. Causey 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 October, 2024.


Notary Public : 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
10/07/2024 01:44:55 PM
\$255.00 DANIEL
20241007000314260

