

Send Tax Notice to:
Rebecca Ray

2290 Forest Lakes Lane
Sterrett, AL 35147

This Instrument Prepared By:
Robert McNearney
2870 Old Rocky Ridge Road
Suite 160
Birmingham, AL 35243

File: BHM-25-3193

STATE OF ALABAMA
COUNTY OF SHELBY

GENERAL WARRANTY DEED

KNOW ALL MEN BY THESE PRESENTS: That in consideration of **TWO HUNDRED SIXTY THOUSAND AND 00/100 (\$260,000.00)** 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

Lauren Whitney Haney Vernon and Raymond DeWayne Vernon, Trustees of The Raymond DeWayne and Lauren Whitney Vernon Revocable Living Trust dated October 9, 2024 and any amendments thereto (herein referred to as "Grantor," whether one or more), whose mailing address is

P.O. Box 349, Margaret, AL 35112

by **Rebecca Ray (herein referred to as "Grantee"),** whose mailing address is

2290 Forest Lakes Lane, Sterrett, AL 35147

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 **2290 Forest Lakes Lane, Sterrett, AL 35147,**
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, 2025 AND THEREAFTER.

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

MINING AND MINERAL RIGHTS EXCEPTED.

\$255,290.00 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 18 day of April, 2025

The Raymond DeWayne and Lauren Whitney Vernon Revocable Living Trust dated October 9, 2024 and any amendments thereto

By Lauren Whitney Haney Vernon
Lauren Whitney Haney Vernon, Trustee

By [Signature]
Raymond DeWayne Vernon, Trustee

State of Alabama
County of Jefferson

I, the undersigned, a Notary Public in and for said County, in said State, hereby certify that **Lauren Whitney Haney Vernon**, whose name(s) as **Trustee(s)** of **The Raymond DeWayne and Lauren Whitney Vernon Revocable Living Trust dated October 9, 2024 and any amendments thereto**, is/are signed to the foregoing conveyance, and who is/are known to me, acknowledged before me on this day that, being informed of the contents of the conveyance, he/she/they, as such Trustee(s) and with full authority, executed the same voluntarily for and as the act of as **Trustee(s)** of **The Raymond DeWayne and Lauren Whitney Vernon Revocable Living Trust dated October 9, 2024 and any amendments thereto**, on the day the same bears date.

Given under my hand and official seal this 18 day of April, 2025.

[Signature]
Notary Public
Robert O. McNearney
Printed Name
My Commission Expires:

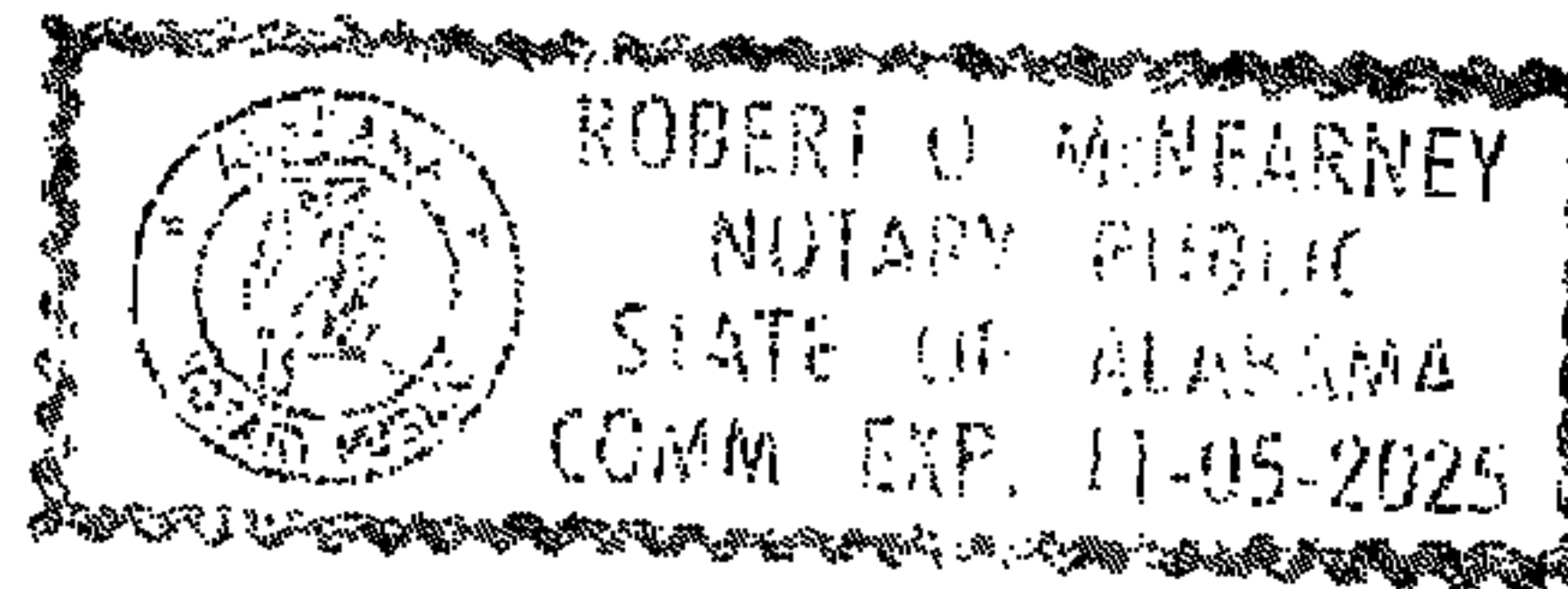


EXHIBIT A

Property 1:

Lot 81, according to the Map and Survey of Forest Lakes Sector 2 - Phase 2, as recorded in Map Book 29, Page 127
in the Judge of Probate of Shelby County, Alabama



Filed and Recorded
Official Public Records
Judge of Probate, Shelby County Alabama, County
Clerk
Shelby County, AL
04/22/2025 02:25:43 PM
\$34.00 PAYGE
20250422000119560

Allie S. Bayl