

## WARRANTY DEED

TITLED NOT EXAMINED

STATE OF ALABAMA)  
COUNTY OF SHELBY)

### KNOW ALL MEN BY THESE PRESENTS:

That in consideration of One Hundred Dollars (\$100.00) and other goods and valuable consideration, to the undersigned Grantors, in hand paid by the Grantees herein, the receipt where is acknowledged, Liberty Hill, LLC an Alabama Limited Liability Company (herein referred to as Grantor, whether one or more), grant, bargain, sell and convey unto Ricky Dale Junkins (herein referred to as Grantee), the following described real estate, situated in Shelby County, Alabama, to-wit:

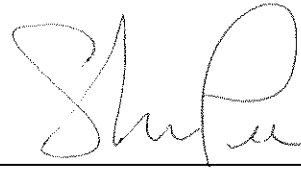
**A part of the NW ¼ of SE ¼ of Section 12, Township 21 South, Range 3 West, described as beginning on the south side of Birmingham-Montgomery Highway 128 feet southeast from where said Highway crosses west line of said ¼ -1/4 section and run southerly along John A. Fulton land 100 feet to north right of way line of L & N Railroad; thence southeast along said right of way 340 feet; thence northwesterly along south side of highway 357 feet to point of beginning: Excepting highway right of way. Situated in Shelby County, Alabama.**

To Have and to Hold to the said grantee, his, her or their heirs and assigns forever.

And I (we) do for myself and for my heirs, executors and administrators, covenant with said grantee, his, her or their heirs and assigns, that I am (we are) lawfully seized in fee simple of said premises; that they are free from all encumbrances, unless otherwise stated above; that I (we) have a good right to sell and convey the same as aforesaid, that I (we) will, and my (our) heirs, executors and administrators shall warrant and defend the same to the said Grantee, his, her or their heirs and assigns forever, against the lawful claims of all persons.

IN WITNESS WHEREOF, I (we) have hereunto set my (our) hand and seal on this the

21 day of August, 2024.



Grantee  
Shon Lee, Owner and President  
of Liberty Hill, LLC

STATE OF ALABAMA)  
COUNTY OF SHELBY )

I, Chris Rossetti-Carter, a Notary Public in and for said County in said State, hereby certify that Shon Lee whose name 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 this instrument, he, as such officer and with full authority, executed the same voluntarily.

Given under my hand and official seal this the 21 day of August, 2024.



Notary Public

My Commission Expires: \_\_\_\_\_

