

This Instrument was Prepared by:

Lauren N. Smith, Esquire  
For National Title & Appraisal, Inc  
2880 Crestwood Blvd  
Ironton, AL 35210  
File No.: 219901

Send Tax Notice To: Anthony Naro  
Kathryn Marie Naro  
163 Narrows Creek Dr.  
Birmingham, AL 35242

**WARRANTY DEED  
JOINTLY FOR LIFE WITH REMAINDER TO SURVIVOR**

State of Alabama

} Know All Men by These Presents:

County of Shelby

That in consideration of the sum of **Two Hundred Eighty Two Thousand Dollars and No Cents (\$282,000.00)**, the amount of which can be verified in the Sales Contract between the parties hereto, to the undersigned Grantor (whether one or more), in hand paid by the Grantee herein, the receipt whereof is acknowledged, I or we, **Larry D. Linville and Anne N. Linville, a married couple**, whose <sup>mailing</sup> address <sup>is</sup> 619 Thrash Rd, CLANTON, AL 35045 (herein referred to as Grantor, whether one or more), grant, bargain, sell and convey unto **Anthony Naro and Kathryn Marie Naro**, whose mailing address is **163 Narrows Creek Dr., Birmingham, AL 35242** (herein referred to as Grantee, whether one or more), the following described real estate, situated in Shelby, County, Alabama, the address of which is **163 Narrows Creek Dr., Birmingham, AL 35242**; to wit;

Lot 28, according to the amended map of Narrows Creek, as recorded in Map Book 27, Page 81, in the Probate Office of Shelby County, Alabama; being situated in Shelby County, Alabama.

Together with nonexclusive easement to use the common areas as more particularly described in the Narrows Residential Declaration of Covenants, Conditions and Restrictions recorded as Inst.#2000-9755 in the Probate Office of Shelby County, Alabama. (Which, together with all amendments thereto, is hereinafter collectively referred to as the 'Declaration')

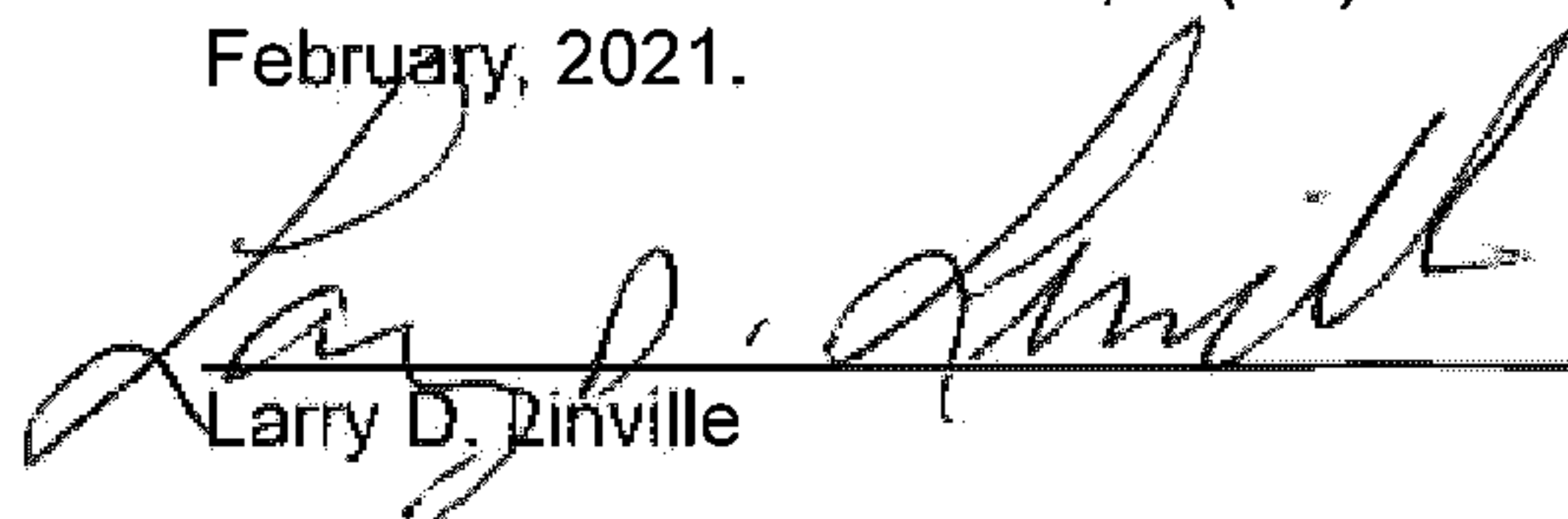
**Property may be subject to all taxes, covenants, restrictions, conditions, easements, liens, set back lines, and other rights of whatever nature, recorded, and/or unrecorded.**

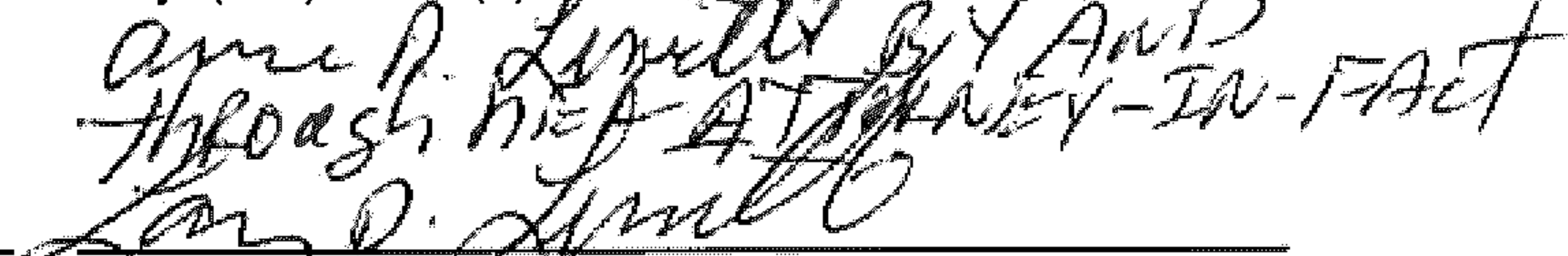
**\$262,000.00** of the purchase price of the above described property was financed with the proceeds of a mortgage loan closed simultaneously herewith.

TO HAVE AND TO HOLD to the said Grantees for and during their joint lives and upon the death of either of them, then to the survivor of them in fee simple, and to the heirs and assigns of such survivor forever, together with every contingent remainder and right of reversion.

And I (we) do for myself (ourselves) and for my (our) heirs, executors and administrators covenant with the said Grantees, 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 noted 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 Grantees, their heirs and assigns forever, against the lawful claims of all person.

IN WITNESS WHEREOF, I (we) have hereunto set my (our) hand(s) and seal(s) this the 12th day of February, 2021.

  
Larry D. Linville

  
Anne N. Linville by and through her  
Attorney-in-Fact, Larry D. Linville Sr.

State of Alabama

County of Jefferson

I, Debra Vaughn Escott, a Notary Public in and for the said County in said State, hereby certify that Larry D. Linville and Anne N. Linville by and through her Attorney-in-Fact, Larry D. Lineville, Sr., whose name(s) 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 executed the same voluntarily on the day the same bears date.

Given under my hand and official seal this the 12th day of February, 2021.

Debra Vaughn Escott  
Notary Public, State of Alabama  
Debra Vaughn Escott  
My Commission Expires: 8/15/2023



Filed and Recorded  
Official Public Records  
Judge of Probate, Shelby County Alabama, County  
Clerk  
Shelby County, AL  
02/17/2021 09:38:25 AM  
\$45.00 CHARITY  
20210217000077870

*Allie S. Bezel*