

This instrument was prepared by

Send Tax Notice To: Subhankar Bandyopadhyay

(Name) Holliman, Shockley & Kelly, Attorneys
2491 Pelham Parkway
(Address) Pelham, Alabama 35124

name
901 Riverchase Pkwy W.
address
Hoover, Alabama 35244

WARRANTY DEED, JOINT TENANTS WITH RIGHT OF SURVIVORSHIP LAND TITLE COMPANY OF ALABAMA

CALIFORNIA
STATE OF ~~ALABAMA~~

Sonoma COUNTY

KNOW ALL MEN BY THESE PRESENTS,

That in consideration of One hundred forty five thousand and no/100 (\$145,000.00) DOLLARS,

to the undersigned grantor or grantors in hand paid by the GRANTEES herein, the receipt whereof is acknowledged, we,

Mehdi Khandantabrizi and wife, Soghra Korki
(herein referred to as grantors) do grant, bargain, sell and convey unto

Subhankar Bandyopadhyay and Sati Nath
(herein referred to as GRANTEES) as joint tenants with right of survivorship, the following described real estate situated in _____

Shelby County, Alabama to-wit:

Lot 11, according to the Amended Map of Second Addition, Riverchase Country Club,
as recorded in Map Book 7, Page 121, in the Probate Office of Shelby County,
Alabama.

SUBJECT TO:

1. Taxes for the year 1994 and subsequent years;
2. Easements, restrictions, reservations, rights-of-way, limitations, covenants and conditions of record, if any.
3. Mineral and mining rights, if any.

\$ 137,750.00 of the purchase price recited above was paid from the proceeds of
a mortgage loan executed and recorded simultaneously herewith.

12/02/1994-35501
12:42 PM CERTIFIED
SHELBY COUNTY JUDGE OF PROBATE

002 MEL 18.50

TO HAVE AND TO HOLD Unto the said GRANTEES as joint tenants, with right of survivorship, their heirs and assigns, forever; it being the intention of the parties to this conveyance, that (unless the joint tenancy hereby created is severed or terminated during the joint lives of the grantees herein) in the event one grantee herein survives the other, the entire interest in fee simple shall pass to the surviving grantee, and if one does not survive the other, then the heirs and assigns of the grantees herein shall take as tenants in common.

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 persons.

IN WITNESS WHEREOF, we have hereunto set our hand(s) and seal(s), this 17
day of November, 19 94

WITNESS:

(Seal)

(Seal)

(Seal)

California

STATE OF ~~ALABAMA~~

Sonoma COUNTY

Mehdi Khandantabrizi (Seal)
Mehdi Khandantabrizi

Soghra Korki (Seal)
Soghra Korki

General Acknowledgment

I, the undersigned authority, a Notary Public in and for said County, in said State,
hereby certify that Mehdi Khandantabrizi and wife, Soghra Korki
whose name s 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 17th day of November A. D., 19 94

8-29-98

JOHN R. HOLLIMAN
Notary Public.

CALIFORNIA ALL-PURPOSE ACKNOWLEDGMENT

No. 5907

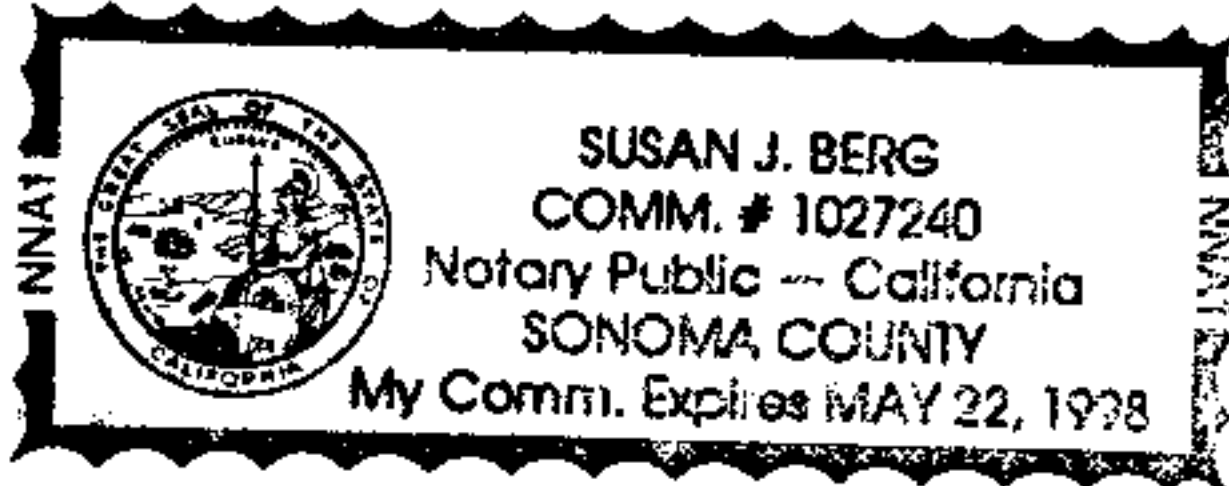
State of California

County of Sonoma

On November 17, 1994 before me, Susan J. Berg, Notary Public,
DATE NAME, TITLE OF OFFICER - E.G., "JANE DOE, NOTARY PUBLIC"

personally appeared Dogheva Korki and Mehdi Khandatabrizi,
NAME(S) OF SIGNER(S)

☐ personally known to me - **OR** - ☒ proved to me on the basis of satisfactory evidence to be the person(s) whose name(s) ~~is~~/are subscribed to the within instrument and acknowledged to me that ~~he~~/she/they executed the same in ~~his~~/her/their authorized capacity(ies), and that by ~~his~~/her/their signature(s) on the instrument the person(s), or the entity upon behalf of which the person(s) acted, executed the instrument, voluntarily.



WITNESS my hand and official seal.

Susan J. Berg
SIGNATURE OF NOTARY

Inst # 1994-35501

OPTIONAL

Though the data below is not required by law, it may prove valuable to persons relying on the document and could prevent fraudulent reattachment of this form.

CAPACITY CLAIMED BY SIGNER

- ☒ INDIVIDUAL
☐ CORPORATE OFFICER

TITLE(S)

- ☐ PARTNER(S) ☐ LIMITED
☐ GENERAL

- ☐ ATTORNEY-IN-FACT
☐ TRUSTEE(S)
☐ GUARDIAN/CONSERVATOR
☐ OTHER: _____

DESCRIPTION OF ATTACHED DOCUMENT

Warranty Deed, Joint Tenants
of Rights of Suburbship Land
Title Company of Alabama

TITLE OR TYPE OF DOCUMENT

Lot 11 Second Addition, Riverside
Country Club

NUMBER OF PAGES

11-17-94
DATE OF DOCUMENT

SIGNER IS REPRESENTING:
NAME OF PERSON(S) OR ENTITY(IES)

NA
SIGNER(S) OTHER THAN NAMED ABOVE

12/02/1994-35501

12:42 PM CERTIFIED

SHELDY COUNTY

002 MEL 18.50