

This instrument was prepared by
William G. Barnes
5037 Abbey Lane
Birmingham, Alabama 35215


20120403000113900 1/1 \$26.50
Shelby Cnty Judge of Probate, AL
04/03/2012 12:47:04 PM FILED/CERT

Send Tax Notice To:
Carla and Gerren K. Whitlock
135 Eagle Cove Drive
Pelham, Alabama 35124

**WARRANTY DEED
JOINT TENANTS WITH RIGHT OF SURVIVORSHIP**

**STATE OF ALABAMA
COUNTY OF SHELBY**

Value = \$211,000⁰⁰

KNOW ALL MEN BY THESE PRESENTS,

That in consideration of **ONE HUNDRED AND 00/100 (\$100.00)** Dollars

to the undersigned grantor, or grantors in hand paid by the GRANTEES herein, the receipt whereof is acknowledged, We,
CARLA JENAY RYAN AKA CARLA WHITLOCK AND GERREN K. WHITLOCK, WIFE AND HUSBAND

(herein referred to as grantors) do, grant, bargain, sell and convey unto

CARLA WHITLOCK AND GERREN K. WHITLOCK

(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 59, ACCORDING TO THE SURVEY OF EAGLE COVE SUBDIVISION, AS RECORDED IN MAP BOOK 35, PAGE 121, IN THE PROBATE OFFICE OF SHELBY COUNTY, ALABAMA.

SUBJECT TO ALL RESTRICTIONS, RESERVATIONS, RIGHTS, EASEMENTS, RIGHTS-OF-WAY, PROVISIONS, ENCROACHMENTS, COVENANTS, TERMS, CONDITIONS AND BUILDING SET BACK LINES OF RECORD.

TO HAVE AND TO HOLD, to 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 we do for ourselves and for our heirs, executors, and administrators covenant with the said GRANTEES, their heirs and assigns, that we are lawfully seized in fee simple of said premises, that they are free from all encumbrances, unless otherwise noted above; that we have a good right to sell and convey the same as aforesaid; that we will and 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 hands and seals, this 23 day of MARCH, 2012.

Carla Jenay Ryan AKA Carla Whitlock Seal)
CARLA JENAY RYAN AKA CARLA WHITLOCK

Gerren K. Whitlock Seal)
GERREN K. WHITLOCK

**STATE OF ALABAMA
COUNTY OF SHELBY**

I, the undersigned, a Notary Public in and for said County in said State, hereby certify that **CARLA JENAY RYAN AKA CARLA WHITLOCK AND GERREN K. WHITLOCK, WIFE AND HUSBAND**, 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 the 23 day of MARCH, 2012.

[Signature]
NOTARY PUBLIC
MY COMMISSION EXPIRES: 8/15/2015

NOTARY PUBLIC STATE OF ALABAMA AT LARGE
MY COMMISSION EXPIRES: Aug 15, 2015
BONDED THRU NOTARY PUBLIC UNDERWRITERS

A PORTION OF THE ABOVE
* CONSIDERATION IS BEING
PAID THRU A MORTGAGE
BEING RECORDED SIMULTANEOUSLY
HERewith IN THE AMOUNT OF
\$197,709.00

Shelby County, AL 04/03/2012
State of Alabama
Deed Tax: \$13.50