

20120406000118490 1/1 \$272.00
Shelby Cnty Judge of Probate, AL
04/06/2012 09:54:48 AM FILED/CERT

Shelby County, AL 04/06/2012
State of Alabama
Deed Tax: \$259.00

This instrument was prepared by:
David P. Condon, P. C.
100 Union Hill Drive Ste 200
Birmingham, AL 35209

Send tax notice to:
Jeff W. Palmer & Norma Jean Palmer
7049 Inverness Green Lane
Birmingham, Alabama 35242

WARRANTY DEED, JOINT TENANTS WITH RIGHT OF SURVIVORSHIP

STATE OF ALABAMA)
:
SHELBY COUNTY) **KNOW ALL MEN BY THESE PRESENTS**

That in consideration of **Two Hundred Fifty-Eight Thousand Nine Hundred and 00/100 Dollars (\$258,900)** to the undersigned grantor in hand paid by the grantees herein, the receipt whereof is acknowledged,

Patricia Lee Stomps Clay and John Douglas Stomps, as Personal Representative of Estate of Doris C. Stomps, deceased, Probate Case #2011-000677

(hereinafter referred to as "Grantor") does grant, bargain, sell and convey unto

Jeff W. Palmer and Norma Jean Palmer

(hereinafter referred to as "Grantees") as joint tenants with right of survivorship, the following described real estate situated in Shelby County, Alabama to-wit:

Lot 14, according to the Survey of Inverness Green, as recorded in Map Book 21, page 6, in the Probate Office of Shelby County, Alabama.

- Subject to:
- (1) 2012 ad valorem taxes not yet due and payable;
 - (2) all mineral and mining rights not owned by the Grantor; and
 - (3) all easements, rights-of-way, restrictions, covenants and encumbrances of record.

TO HAVE AND TO HOLD unto 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 Grantor does for itself and for its successors and assigns covenant with Grantees, their heirs and assigns, that it is lawfully seized in fee simple of said premises; that they are free from all encumbrances, unless otherwise noted above; that it has a good right to sell and convey the same as aforesaid; that it will and its successors and assigns shall warrant and defend the same to Grantees, their heirs and assigns forever, against the lawful claims of all persons.

IN WITNESS WHEREOF, Grantor has set its seal by its authorized representative, this 30th day of March, 2012.

**ESTATE OF DORIS C. STOMPS,
DECEASED, PROBATE CASE #2011-000677**

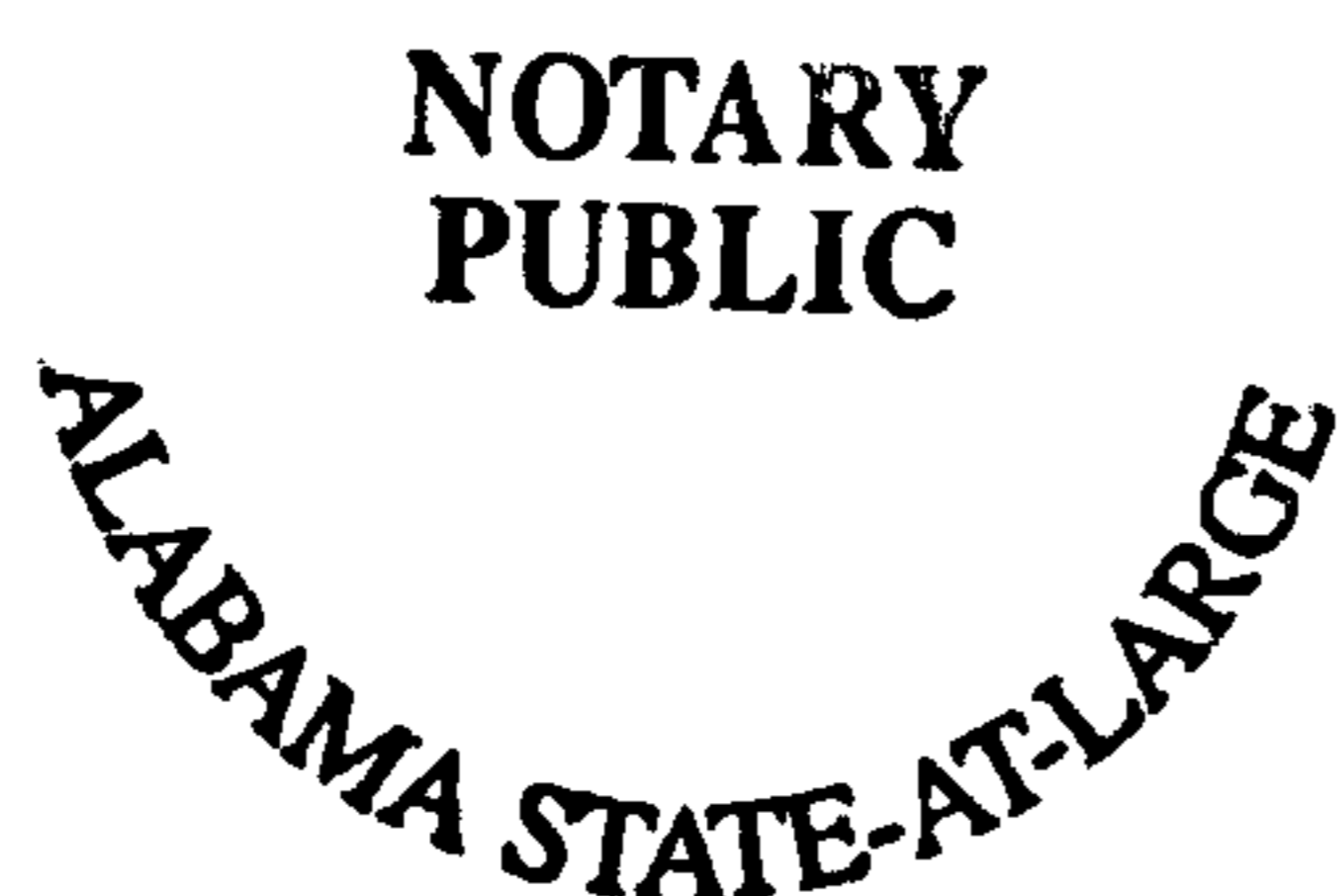
BY: Patricia Lee Stomps Clay (Seal)
Patricia Lee Stomps Clay
ITS: Personal Representative

BY: John Douglas Stomps (Seal)
John Douglas Stomps
ITS: Personal Representative

STATE OF ALABAMA)
:
JEFFERSON COUNTY)

I, the undersigned Notary Public in and for said County, in said State, hereby certify that John Douglas Stomps and Patricia Lee Stomps Clay as Personal Representatives of Estate of Doris C. Stomps, deceased, Probate Case #2011-000677 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 and with full authority as such Personal Representatives they executed the same voluntarily on the day the same bears date.

Given under my hand and official seal this 30th day of March, 2012.



David P. Condon
Notary Public: David P. Condon
My Commission Expires: 2-12-14