

This instrument was prepared by:

Mike T. Atchison

P O Box 822

Columbiana, AL 35051

Send Tax Notice to:

*Louis Stanley Holt  
407 Sterling Park Circle  
Alabaster, Ala 35007*

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

**STATE OF ALABAMA )**

**COUNTY OF SHELBY )**

**KNOW ALL MEN BY THESE PRESENTS**, That in consideration of **Three Hundred Fifty Eight Thousand Dollars and 00/100 (\$358,000.00)**, and other good and valuable considerations to the undersigned grantor, in hand paid by grantee herein, the receipt whereof is acknowledged, I or we, **Paul A. Anderson and wife, Denise Renee Anderson**, grant, bargain, sell and convey unto, **Louis Stanley Holt and Conna Lou Holt**, the following described real estate, situated in: **SHELBY County, Alabama**, to-wit:

Lot 90, according to the map of Sterling Gate, Sector 5, as recorded in Map Book 37, Page 114, in the Probate Office of Shelby County, Alabama.

Situated in Shelby County, Alabama.

Subject to taxes for 2012 and subsequent years, easements, restrictions, rights of way and permits of record.

Property constitutes no part of the homestead of the grantor or grantor's spouse.

(\$286,400.00) of the aforementioned was paid by first mortgage filed simultaneously herewith.

(\$0.00) of the aforementioned was paid by second mortgage filed simultaneously herewith.

**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.



20120705000235550 1/2 \$87.00  
Shelby Cnty Judge of Probate, AL  
07/05/2012 10:38:19 AM FILED/CERT

IN WITNESS WHEREOF, I have hereunto set my hand and seal this 29<sup>th</sup> day of June,  
2012.



Paul A. Anderson

STATE OF WV  
COUNTY OF Merger



Denise Renee Anderson

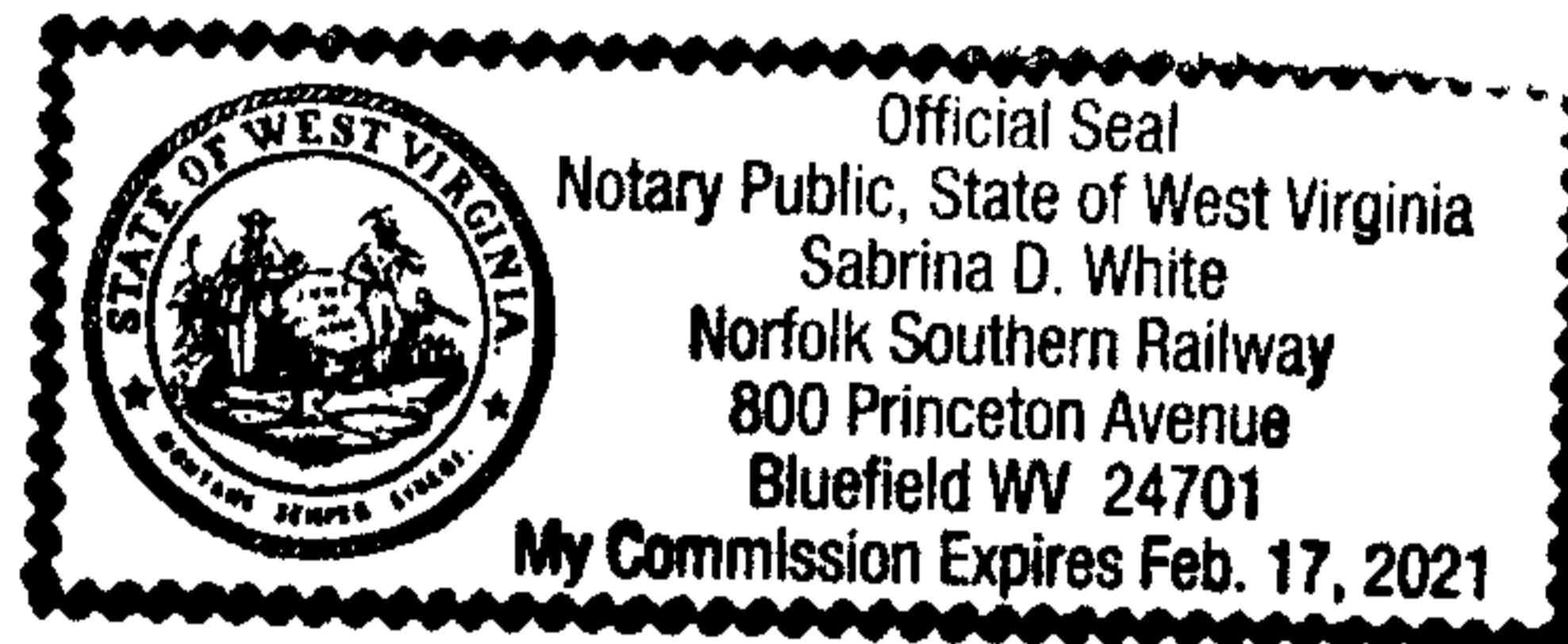
I, the undersigned authority, a Notary Public in and for said County, in said State, hereby certify that **Paul A. Anderson**, whose name is signed to the foregoing conveyance, and who is known to me, acknowledged before me on this day, that, being informed of the contents of the conveyance he/she executed the same voluntarily on the day the same bears date.

Given under my hand and official seal this 27 day of April 2012.



Sabrina D. White  
Notary Public

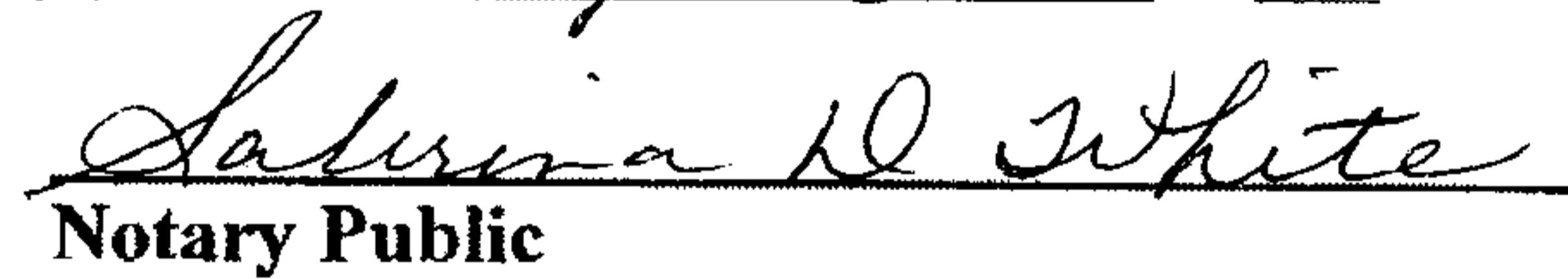
My Commission Expires: 2/17/2021



STATE OF WV  
COUNTY OF Merger

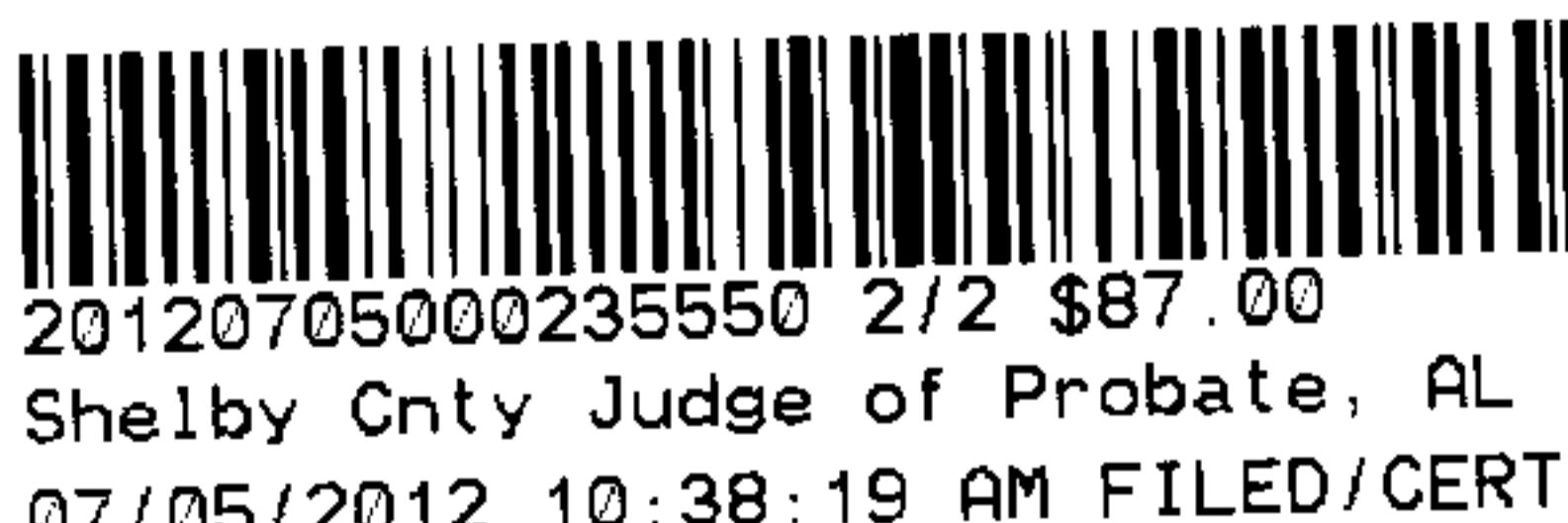
I, the undersigned authority, a Notary Public in and for said County, in said State, hereby certify that **Denise Renee Anderson**, whose name is signed to the foregoing conveyance, and who is known to me, acknowledged before me on this day, that, being informed of the contents of the conveyance he/she executed the same voluntarily on the day the same bears date.

Given under my hand and official seal this 27 day of April 2012.



Sabrina D. White  
Notary Public

My Commission Expires: 2/17/2021



Shelby County, AL 07/05/2012  
State of Alabama  
Deed Tax: \$72.00

