

This instrument was prepared by:
William H. Halbrooks, Attorney
#1 Independence Plaza - Suite 704
Birmingham, AL 35209

Send Tax Notice To:
James R. Sansom
298 Forest Lakes Drive
Sterrett, AL 35147
(Also Property Address)

WARRANTY DEED

STATE OF ALABAMA)

KNOW ALL MEN BY THESE PRESENTS:

COUNTY OF SHELBY)

That in consideration of One Hundred Twenty-Five Thousand and no/100---- (\$125,000.00) Dollars. As evidenced by closing statement

to the undersigned grantor (whether one or more), in hand paid by the grantee herein, the receipt whereof is acknowledged, I or we

John Richard Bosworth and Cortney Bosworth, a married couple
Johnny R. Bosworth, a married man

(Whose address is 183 MAPLEWOOD CIR. PELL CITY, AL 35128)

(herein referred to as GRANTOR, whether one or more), does grant, bargain, sell and convey unto

James R. Sansom

(Whose address is the property address)

(herein referred to as GRANTEE, whether one or more), the following described real estate, situated in Shelby County, Alabama, to wit:


Lot 624, according to the Survey of Forest Lakes, Sector 12, as recorded in Map Book 34 at Page 3, in the Office of the Judge of Probate of Shelby County, Alabama.

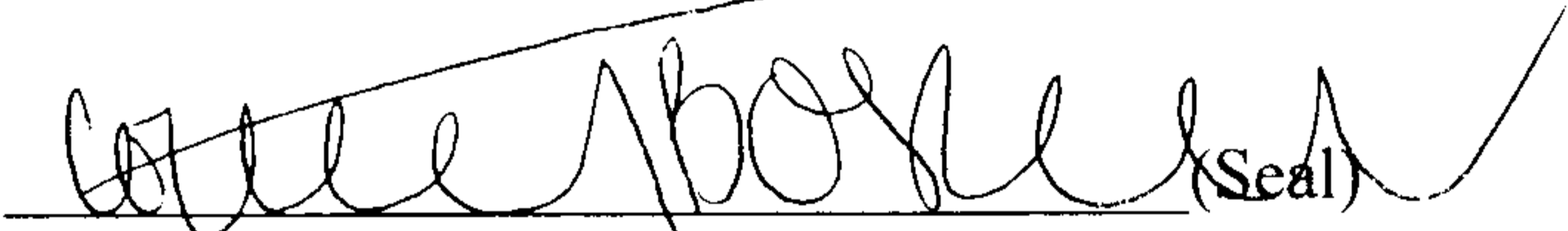
Subject to: current taxes, easements and restrictions of record.

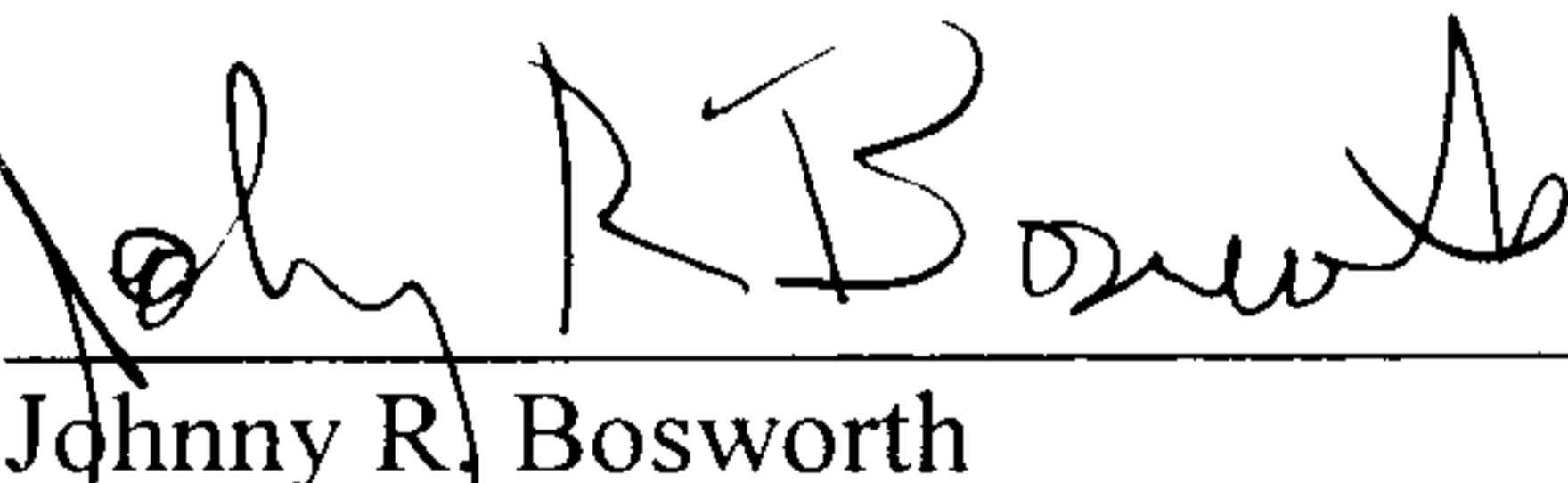
The above described property does not constitute the homestead of Johnny R. Bosworth nor his spouse..


TO HAVE AND TO HOLD Unto the said grantee, its successors and assigns forever. And I/we do for myself / ourselves and for my / our heirs, executors, and administrators covenant with the said GRANTEES, their successors 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 successors and assigns forever, against the lawful claims of all persons.

IN WITNESS WHEREOF, I/we have hereunto set my/our hand(s) and seal(s) this 27th day of March, 2014

 (Seal)
John Richard Bosworth

 (Seal)
Cortney Bosworth

 (Seal)
Johnny R. Bosworth


20140331000089090 1/1 \$20.50
Shelby Cnty Judge of Probate, AL
03/31/2014 11:15:25 AM FILED/CERT

STATE OF Alabama
Shelby County, AL 03/31/2014
State of Alabama
Deed Tax: \$6.50


COUNTY OF Jefferson

General Acknowledgment

I, the undersigned, a Notary Public in and for the said County, in said State, hereby certify John Richard Bosworth, Cortney Bosworth and Johnny R. Bosworth, 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, they/he/she executed the same voluntarily on the day the same bears date.

Given under my hand and official seal this 27th day of March, A.D., 2014.

My Commission Expires: 09-22-17


Notary Public: Caroline Harrington Allen

