20150302000062290 03/02/2015 08:17:57 AM

DEEDS 1/2

This instrument was prepared by: The Law Office of Jack R. Thompson, Jr., LLC 3500 Colonnade Parkway, Suite 350 Birmingham, AL 35243 Phone (205) 443-9027

Send Tax Notice To: Thomas A. Butera Jacie Pate Butera 4431 Enoleway

(herein

STATE OF ALABAMA	}
) KNOW ALL MEN BY THESE PRESENTS
SHELBY COUNTY)
parties hereto, to the undersigned greceipt whereof is acknowledged, I also the Solo May Solo Constant of the second seco	the amount of which can be verified in the Sales Contract between the rantor (whether one or more), in hand paid by the grantee herein, the or we Angela C. Jones a single person, whose mailing address is (herein referred to as grantor,
vnetner one or more), grant, barga	in, sell and convey unto Thomas A. Butera and Jacie Pate Butera, whose

WARRANTY DEED - Joint Tenants with Right of Survivorship

35080; to-wit: SEE EXHIBIT "A" ATTACHED HERETO AND MADE A PART HEREOF.

referred to grantee, whether one or more), as joint tenants with right of survivorship the following described

real estate, situated in Shelby County, Alabama, the address of which is 4431 Englewood Road, Helena, AL

mailing address is 4431 Foolewood Rd. Heleno, At 35080

Subject to ad valorem taxes for the current year and subsequent years. Subject to restrictions, reservations, conditions, and easements of record. Subject to any minerals or mineral rights leased, granted or retained by prior owners.

TO HAVE AND TO HOLD, unto the said GRANTEES as joint tenants with right of survivorship, their heirs and assigns forever.

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.

Note; \$134,027.00 of this purchase price is being paid by the proceeds of a first mortgage loan executed and recorded simultaneously herewith.

IN WITNESS WHEREOF, I (we) have hereunto set my hand(s) and seal(s) this 26th day of February, 2015.

Angela © Jones

State of Alabama Jefferson County

I, The Undersigned, a notary for said County and in said State, hereby certify that Angela C. Jones, whose name is signed to the foregoing instrument, and who is known to me, acknowledged before me on this day that, being informed the contents of said instrument, They executed the same voluntarily on the day the same bears date.

Given under my official hand and seal this the 26th day of February, 2015.

Notary Public

Commission Expires: 3/5

\$15-0255HUD

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EXHIBIT "A" Legal Description

Lot 30, Block 1, according to the Survey of Plantation South, Third Sector, Phase II, as recorded in Map Book 13, Page 89, in the Probate Office of Shelby County, Alabama.



Filed and Recorded
Official Public Records
Judge James W. Fuhrmeister, Probate Judge,
County Clerk
Shelby County, AL
03/02/2015 08:17:57 AM
\$19.50 DEBBIE

20150302000062290

\$15-0255HUD