

THIS INSTRUMENT WAS PREPARED BY:
MARGARET M. CASEY, ATTORNEY AT LAW
POST OFFICE BOX 360345
BIRMINGHAM, ALABAMA 35236

PLEASE SEND TAX NOTICE TO:
MEI MEI ZHENG and ZONG SUI ZOU
6420 BLACK CREEK LOOP SOUTH
HOOVER, ALABAMA 35244

WARRANTY DEED JOINTLY FOR LIFE WITH REMAINDER TO SURVIVOR

STATE OF ALABAMA

COUNTY OF SHELBY


20150902000305970 1/3 \$271.00
Shelby Cnty Judge of Probate, AL
09/02/2015 08:07:29 AM FILED/CERT

KNOW ALL MEN BY THESE PRESENTS, that in consideration of TWO HUNDRED FIFTY ONE THOUSAND AND NO/100 DOLLARS (\$251,000.00) and other good and valuable consideration, to the undersigned Grantor in hand paid by the Grantees herein, the receipt whereof is acknowledged, I, JEFFERY BLAKE LeCROY, JR., an unmarried man, (herein referred to as Grantor whether one or more), do grant, bargain, sell and convey unto MEI MEI ZHENG and ZONG SUI ZOU, (herein referred to as Grantees) as joint tenants for and during their joint lives and upon the death of either of them, then to the survivor of them in fee simple, the following described real estate situated in SHELBY COUNTY, ALABAMA, to-wit:

Lot 251, according to the Final Plat of Creekside, Phase 2, Part B, as recorded in Map Book 39 page 58 A & B , in the Probate Office of Shelby County, Alabama.

SUBJECT TO:

1. Taxes for the year 2015, which are a lien but not yet due and payable until October 1, 2015.
2. Restrictions, covenants and conditions as set out in instrument(s) recorded in Instrument No. 20100223000054120 in the Probate Office.
3. Release of damages as recorded in Instrument No. 20100223000054120 in the Probate Office.

JEFFREY BLAKE LeCROY, JR. is one and the same person as JEFFERY BLAKE LeCROY, JR.

TO HAVE AND TO HOLD to the said Grantees as joint tenants for and during their joint lives and upon the death of either of them, then to the survivor of them in fee simple, and to the heirs and assigns of such survivor forever, together with every contingent remainder and right or reversion.

And I do for myself, and for my heirs, executors, and administrators covenant with the said Grantees, their heirs and assigns, that I am lawfully seized in fee simple of said premises; that they are free from all encumbrances, unless otherwise noted above; that I have a good right to sell and convey the same as aforesaid; that I will and my 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, I have hereunto set my hand and seal this 31ST day of AUGUST, 2015.


JEFFERY BLAKE LeCROY, JR.

STATE OF ALABAMA

COUNTY OF SHELBY

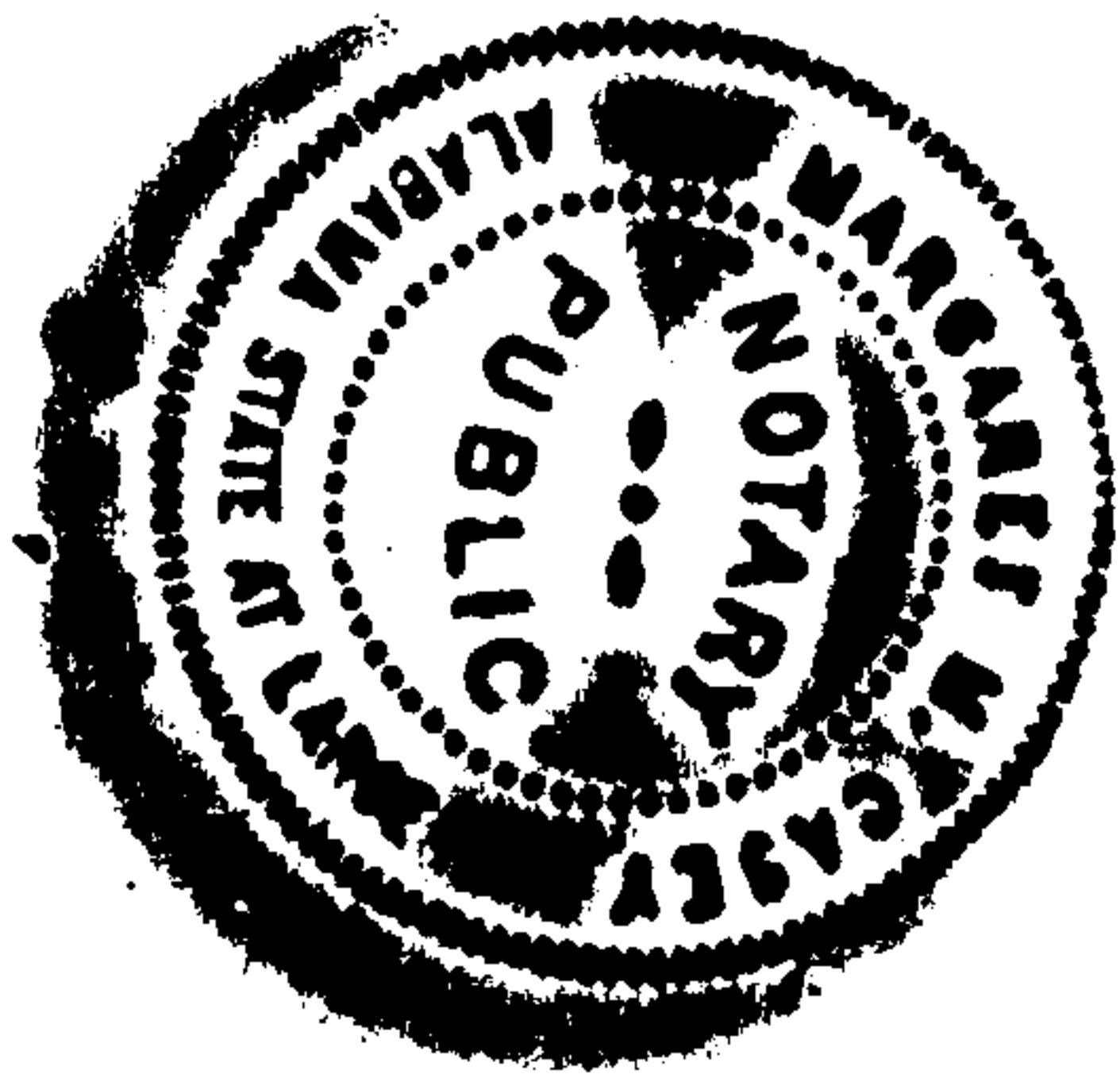
Shelby County: AL 09/02/2015
State of Alabama
Deed Tax: \$251.00

I, the undersigned, a notary public in and for said county, in said state, hereby certify that JEFFERY BLAKE LeCROY, JR., an unmarried man, 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 executed the same voluntarily on the day the same bears date.

Given under my hand and official seal this 31ST day of AUGUST, 2015.

Margaret Casey
NOTARY PUBLIC
My Commission Expires: 8/7/18



NOTARY PUBLIC
MARGARET M. CASEY
ALABAMA, STATE AT LARGE
My Commission Expires August 7, 2018


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Grantor's Name:
JEFFERY BLAKE LeCROY, JR.
Mailing Address:
6420 BLACK CREEK LOOP SOUTH
HOOVER, ALABAMA 35244

Property Address:
6420 Black Creek Loop South
Hoover, AL 35244

☐ Bill of Sale
☐ Sales Contract
☒ Closing Statement

Grantee's name:
MEI MEI ZHENG and ZONG SUI ZOU
Mailing Address:
6420 BLACK CREEK LOOP SOUTH
HOOVER, ALABAMA 35244

Date of Sale: AUGUST 31ST, 2015
Total Purchase Price: \$251,000.00
or
Actual Value
or
Assessor's Market Value

☐ Front of Foreclosure Deed
☐ Appraisal
☐ Other _____


20150902000305970 3/3 \$271.00
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