

This instrument was prepared by:
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Birmingham, AL 35243
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Send Tax Notice To:

20151109000388240
11/09/2015 11:16:30 AM
DEEDS 1/2

117 Sunset Trail
Alabaster, AL 35007

WARRANTY DEED - Joint Tenants with Right of Survivorship

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

That in consideration of \$185,000.00, the amount of which can be verified in the Sales Contract between the parties hereto, to the undersigned grantor (whether one or more), in hand paid by the grantee herein, the receipt whereof is acknowledged, I or we Gordon Stamper a single person, whose mailing address is 120 PARK PLACE CIRCLE (herein referred to as grantor, whether one or more), grant, bargain, sell and convey unto Lewis A. Porter and Shirley B. Porter, whose mailing address is 117 Sunset Trail, Alabaster AL 35007 (herein referred to as 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 117 Sunset Trail, Alabaster, AL 35007; to-wit:

SEE EXHIBIT "A" ATTACHED HERETO AND MADE A PART HEREOF.

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; \$188,977.00 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 5th day of November, 2015.

Gordon Stamper
Gordon Stamper

State of Alabama
Shelby County

I, The Undersigned, a notary for said County and in said State, hereby certify that Gordon Stamper 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 5th day of November, 2015.

[Signature]
Notary Public
Commission Expires: 10/31/2016

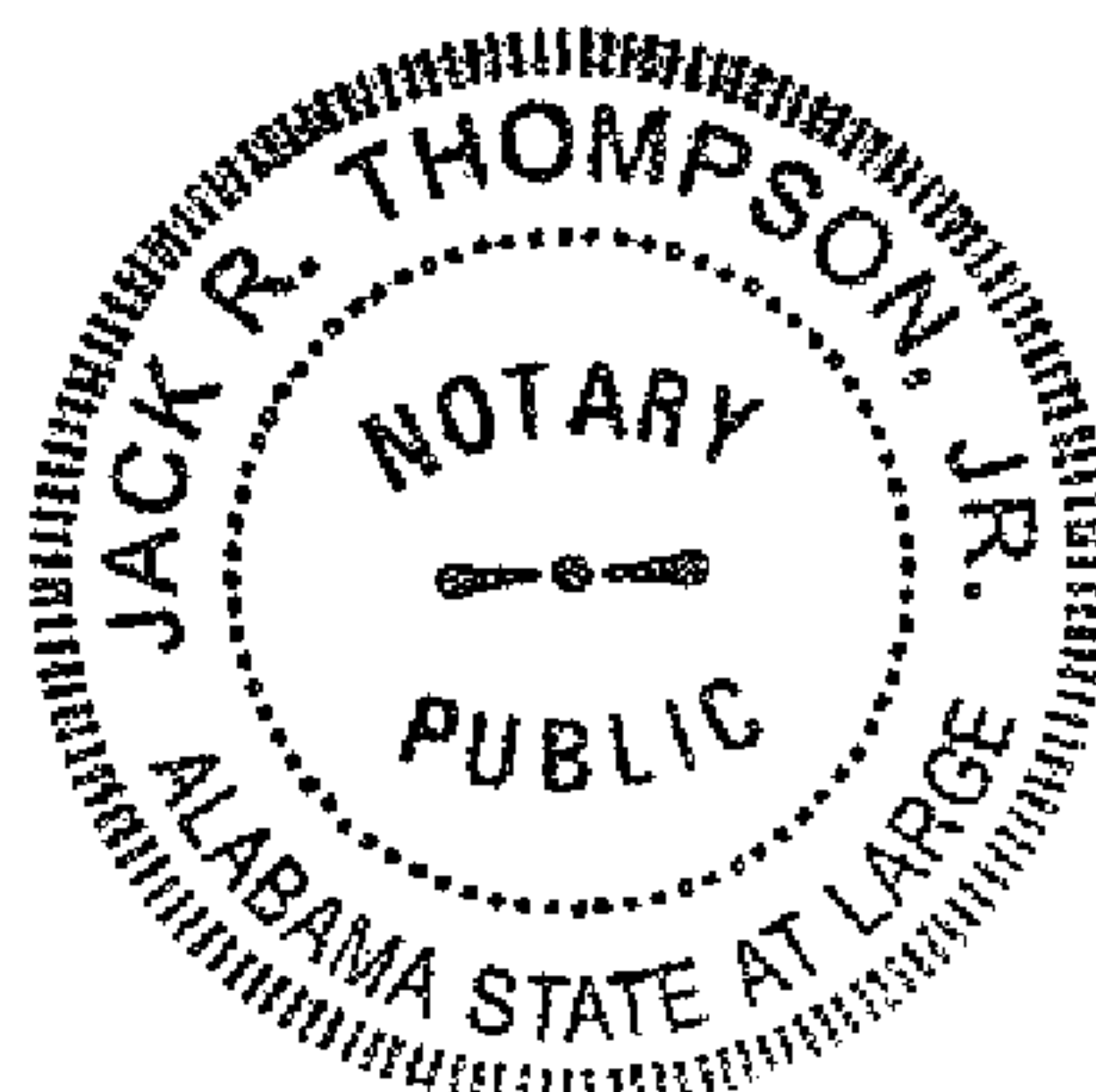


EXHIBIT "A"
Legal Description

Lot 112, according to the Survey of State Coach Trace, Sector 1, as recorded in Map Book 25, Page 24 A, B & C, in the Probate Office of Shelby County, Alabama; being situated in Shelby County, Alabama.



Filed and Recorded
Official Public Records
Judge James W. Fuhrmeister, Probate Judge,
County Clerk
Shelby County, AL
11/09/2015 11:16:30 AM
\$18.00 CHERRY
20151109000388240

A handwritten signature in black ink, appearing to read "J. W. Fuhrmeister", is written over the printed name of the Probate Judge.