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11/30/15

Send tax notice to: William Young, 76 Hawthorn St., Birmingham, Al. 35242

This instrument was prepared by: Marcus L. Hunt, 2870 Old Rocky Ridge Rd. Birmingham, Al. 35243

WARRANTY DEED JOINT TENANTS WITH RIGHT OF SURVIVORSHIP

State of Alabama  
County of Shelby



20151203000413260 1/2 \$407.00  
Shelby Cnty Judge of Probate, AL.  
12/03/2015 02:00:10 PM FILED/CERT

KNOW ALL MEN BY THESE PRESENTS:

That in consideration of **Three hundred ninety thousand and no/100 (\$390,000.00) Dollars** the amount of which can be verified by 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

Sidney Green and his wife Gayle Green, whose mailing address is:

3121 NEAL CT. CUMMING GA 30041  
(herein referred to as grantor, whether one or more), grant, bargain, sell and convey unto

William Young and Shannon Young whose mailing address is:

76 Hawthorn Street, Birmingham, Al. 35242

(herein referred to as grantees) as joint tenants with right of survivorship, , the following described real property situated in Shelby County, Alabama, the address of which is: 76 Hawthorn St., Birmingham, Al. 35242 to-wit:

Lot 7-21, according tot he Survey of Mt. Laurel, Phase 1A, as recorded in Map Book 27, Page 72 A&B in the Office of the Judge of Probate of Shelby County, Alabama.

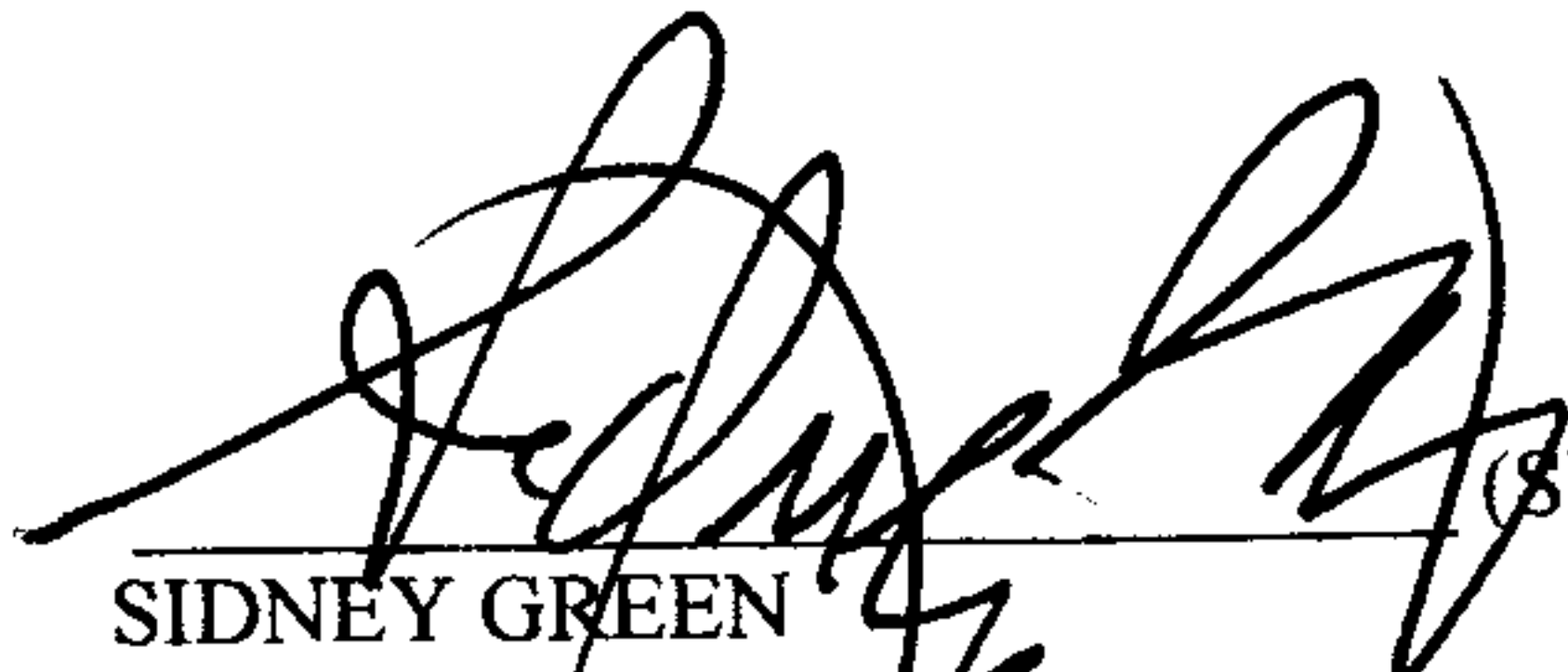
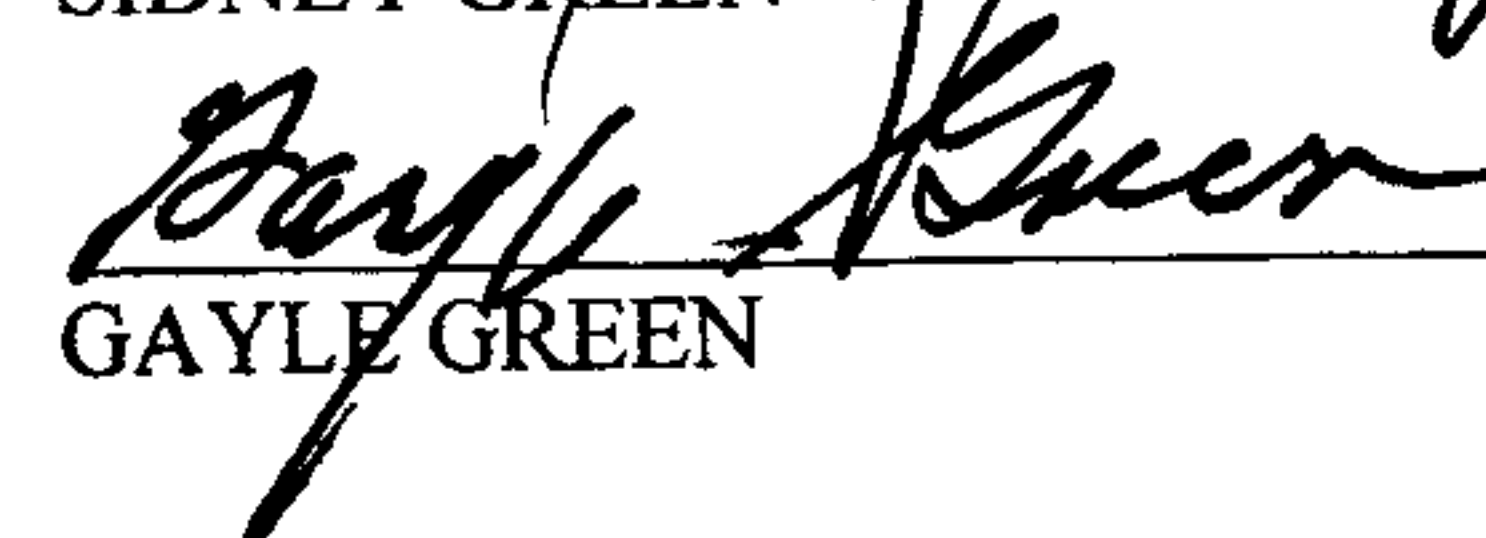
Subject to: All easements, restrictions and rights of way of record.

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 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.

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.

Shelby County, AL 12/03/2015  
State of Alabama  
Deed Tax: \$390.00

IN WITNESS WHEREOF we have hereunto set our hands(s) and seal(s) this 24<sup>th</sup> day of November, 2015.

  
SIDNEY GREEN (SEAL)  
  
GAYLE GREEN (SEAL)

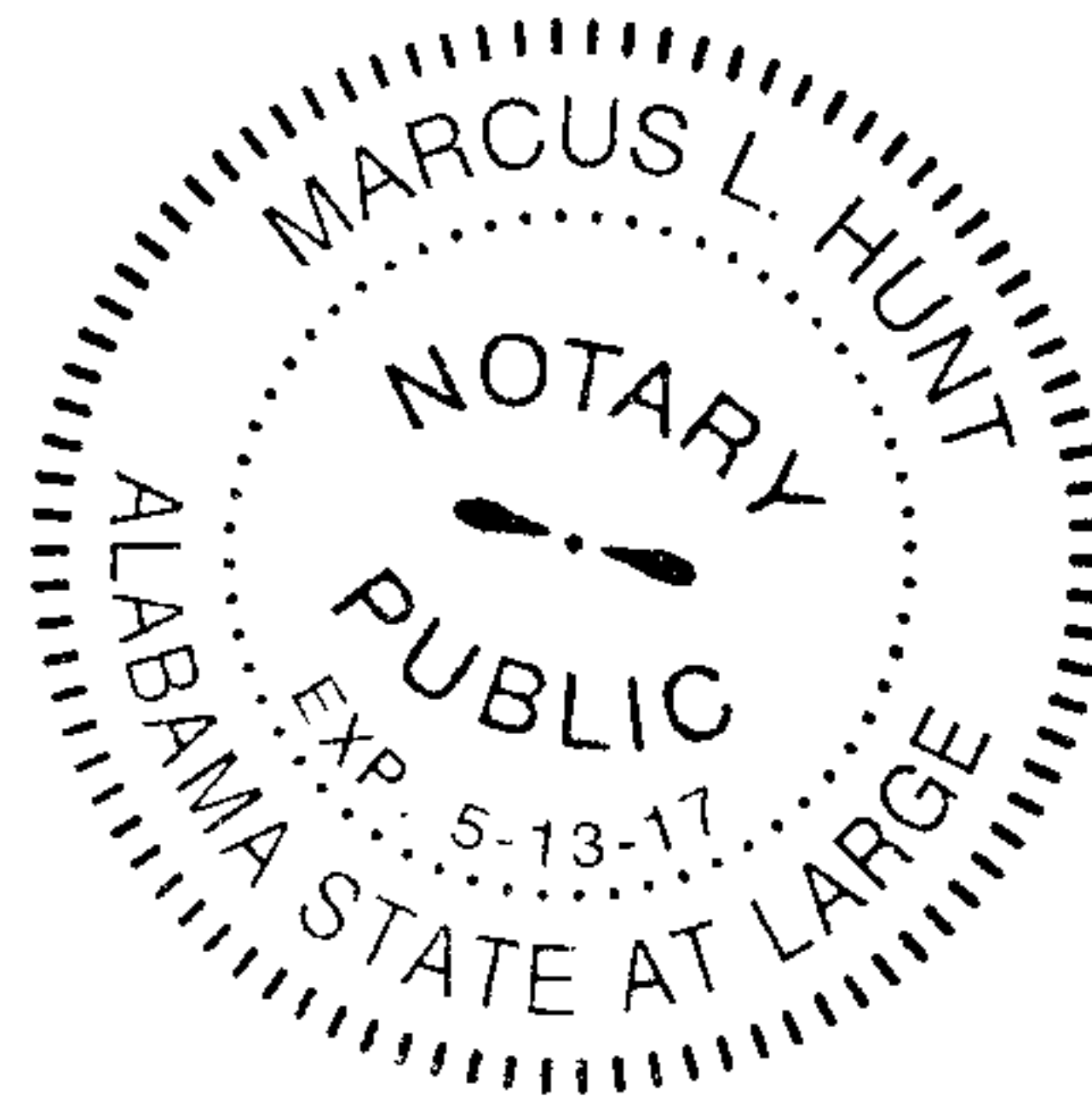
State of ALABAMA  
County of SHELBY


I, the undersigned, a Notary Public in and for said County, in said State, hereby certify that Sidney Green and his wife Gayle Green, whose names 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 he/she/they have executed the same voluntarily on the day the same bears date.

Given under my hand and official seal this the 24<sup>th</sup> day of November, 2015.

My commission expires: 5/13/17

  
NOTARY PUBLIC



  
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