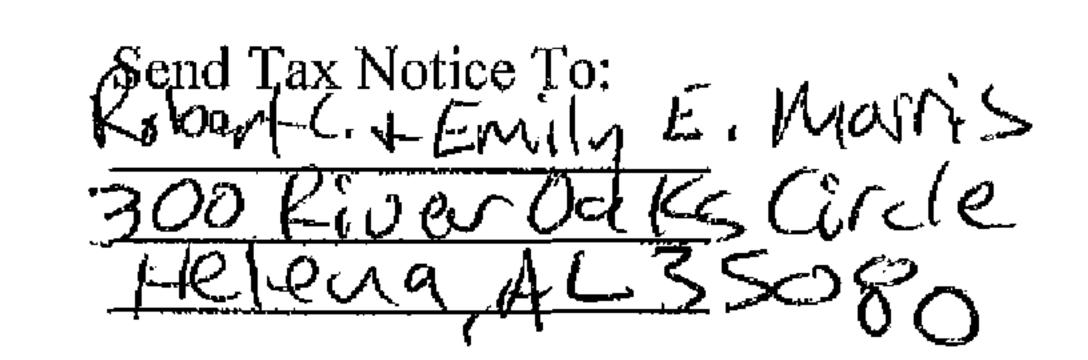
Document Prepared By: Shannon R. Crull, P. C. 3009 Firefighter Lane Birmingham, Alabama 35209

20160517000167490 05/17/2016 08:35:47 AM DEEDS 1/3



## GENERAL WARRANTY DEED With right of survivorship

STATE OF ALABAMA	}	-
COUNTY OF SHELBY	}	KNOW ALL MEN BY THESE PRESENTS:

That in consideration of Two Hundred Eighty-Nine Thousand and No/100 Dollars (\$289,000.00) to the undersigned Grantors in hand paid by the Grantees herein, the receipt whereof is acknowledged, we, John T. Edmundson and Elizabeth D. Edmundson, husband and wife, (herein referred to as Grantors), do hereby grant, sell, bargain and convey unto Robert C. Morris and Emily E. Morris, (herein referred to as Grantees), for and during their joint lives as joint tenants with rights of survivorship and upon the death of either of them, then to the survivor of them in fee simple, together with every contingent remainder or right of reversion, the following described real estate, situated in Shelby County, Alabama to wit:

LOT 706, ACCORDING TO THE FINAL PLAT OF RIVERWOODS, SEVENTH SECTOR, PHASE 1, AS SET OUT IN MAP BOOK 35, PAGE 69, IN THE PROBATE OFFICE OF SHELBY COUNTY, ALABAMA; BEING SITUATED IN SHELBY COUNTY, ALABAMA.

of the above consideration was secured by and through the purchase money mortgage closed herewith.

TO HAVE AND HOLD to the said Grantees for and during their joint lives as joint tenants 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 of reversion.

And we do for ourselves, and our heirs, executors and administrators covenant with the said Grantee(s), their heirs and assigns, that we are lawfully seized in fee simple of said premises; that they are free from all encumbrances, unless otherwise noted above; that we have good right to sell and convey the same as aforesaid; that we will and 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.

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<b>₹</b>	said Grantors hereunto set their hands and seals on the
date stated in the Notary Acknowledgment day of 12016.	nt, however the same shall not be effective until the
	Shung (SEAL)
	John T. Edmundson
	Inchall June (SEAL)
	Elizabeth D. Edmundson
STATE OF ACCOUNTY OF SUCCESSION	
	· •
<del></del>	c in and for said County, in said State, hereby certify <b>D. Edmundson,</b> whose names are signed to the
foregoing deed and who are known to me	, acknowledged before me on this day that, being
the same bears date.	ce, they have executed the same voluntarily on the day
Given under my hand and official	seal this day of My, 2016.
Notary Seal	
	Notary Public:
	My commission expires:
	20000000000000000000000000000000000000

## 20160517000167490 05/17/2016 08:35:47 AM DEEDS 3/3

## Real Estate Sales Validation Form

This	Document must be filed in accordance with Code of Alabama 1975, Section 40-22-1
Grantor's Name Mailing Address	John T. Edwirdson Grantee's Name Roseft C. Marris Mirzabeth D. Edwirdson Mailing Address Ennely E. Marris 1102 Howtley Hot. Dr. Terman All 85124  Helena Al 35080
Property Address	SOO River Oaks Cr. Date of Sale 5/13/16  He len a AC 35080 Total Purchase Price \$ 289,000.00  or  Actual Value \$  or  Assessor's Market Value \$
evidence: (check or Bill of Sale  Sales Contract Slosing Staten  If the conveyance of	e or actual value claimed on this form can be verified in the following documentary ne) (Recordation of docume e is not recordate lands of the following documentary and lands of the following documentary e is not record to lands of the following documentary and lands of the following documentary e is not record to lands of the following documentary and lands of the following documentary e is not record to lands of the following documentary and lands of the following documentary e is not record to lands of the following documentary e is not record to lands of the following documentary e is not record to lands of the following documentary e is not record to lands of the following documentary e is not record to lands of the following documentary e is not record to lands of the following documentary expected to lands
	Instructions
	d mailing address - provide the name of the person or persons conveying interest ir current mailing address.
Grantee's name an to property is being	d mailing address - provide the name of the person or persons to whom interest conveyed.
Property address -	the physical address of the property being conveyed, if available.
Date of Sale - the d	late on which interest to the property was conveyed.
•	e - the total amount paid for the purchase of the property, both real and personal, the instrument offered for record.
conveyed by the ins	property is not being sold, the true value of the property, both real and personal, being strument offered for record. This may be evidenced by an appraisal conducted by a or the assessor's current market value.
excluding current us responsibility of valu	ed and the value must be determined, the current estimate of fair market value, se valuation, of the property as determined by the local official charged with the uing property for property tax purposes will be used and the taxpayer will be penalized f Alabama 1975 § 40-22-1 (h).
accurate. I further u	of my knowledge and belief that the information contained in this document is true and inderstand that any false statements claimed on this form may result in the imposition ated in Code of Alabama 1975 § 40-22-1 (h).
Date 5/13/	

Sign

Unattested