

THIS INSTRUMENT PREPARED BY:
Dawn I. McDonald, Attorney at Law
P. O. Box 610348
Birmingham, AL 35261 (205) 902-1010
Deed prepared without opinion or examination of title.

SEND TAX NOTICE TO:

STATE OF ALABAMA
COUNTY OF SHELBY

Source of Title: Inst No. 20040518000263120
S.O.T. Deed rec'd: 05/18/2004

WARRANTY DEED, JOINTLY FOR LIFE WITH REMAINDER TO SURVIVOR
(Deed being executed to clear title)

KNOW ALL MEN BY THESE PRESENTS, that for and in consideration of Ten Dollars (\$10.00)
and other good and valuable consideration to:

ROBERT WEDGWORTH and RENEE B. WEDGWORTH, husband and wife
and
HALEY WARREN, a married woman, who took title as HALEY WEDGWORTH

(hereinafter called Grantors), in hand paid by:

ROBERT WEDGWORTH, RENEE B. WEDGWORTH and HALEY WARREN

(hereinafter called Grantees), the receipt whereof is hereby acknowledged, the Grantors hereby grant,
bargain, sell and convey to the Grantees for and during their joint lives, and upon the death of either of them,
then to the survivor of them in fee simple, together with every contingent remainder and right of reversion,
the following described real estate situated in Shelby County, Alabama, to-wit:

Legal description attached herewith and made a part hereof as Exhibit "A"

1. Subject to County ad valorem taxes for current year and all subsequent years.
2. Subject to any and all easements, reservations, restrictions, covenants and rights of way of record, if any, heretofore imposed of record affecting said property, and municipal zoning ordinances now, or hereafter, becoming applicable, and taxes or assessments now, or hereafter, becoming due against said property.
3. Subject to any and all mortgages, liens or judgments of record on the property herein conveyed.
4. Subject to oil, gas, hydrocarbon substances, and other mineral and mining rights not owned by Grantor.

Note: This deed is being executed to correct name of Grantor/Grantee, Haley Wedgworth Warren, to her correct name on the title to the property. The herein conveyed property is neither the homestead of Haley Wedgworth Warren nor that of her spouse.

Address: 576 Reach Drive, Birmingham, AL 35242; Parcel No: 09 4 20 2 008 042.000.

TO HAVE AND TO HOLD to 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 the joint tenancy hereby created is severed or terminated during the joint lives of the Grantees herein, in the event one Grantee survives the other, the entire interest in fee simple shall be owned by the surviving Grantee, and if one does not survive the other, then the heirs and assigns of the Grantees shall take as tenants in common. Said Grantors do for themselves, their successors and assigns, covenant with said Grantees, their heirs and assigns, that they are lawfully seized in fee simple of said premises, that they are free from all encumbrances, that they have a good right to sell and convey the same as aforesaid, and that they will, and their successors and assigns shall, warrant and defend the same to the said Grantees, their heirs, executors and assigns forever against the lawful claims of all persons.

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IN WITNESS WHEREOF, we have hereunto set our hand and seal this the 27th day of June, 2016.

GRANTORS: Robert Wedgworth
ROBERT WEDGWORTH

Renee B. Wedgworth
RENEE B. WEDGWORTH

Hailey Warren
HALEY WARREN
who took title as:
Hailey Wedgworth
HALEY WEDGWORTH

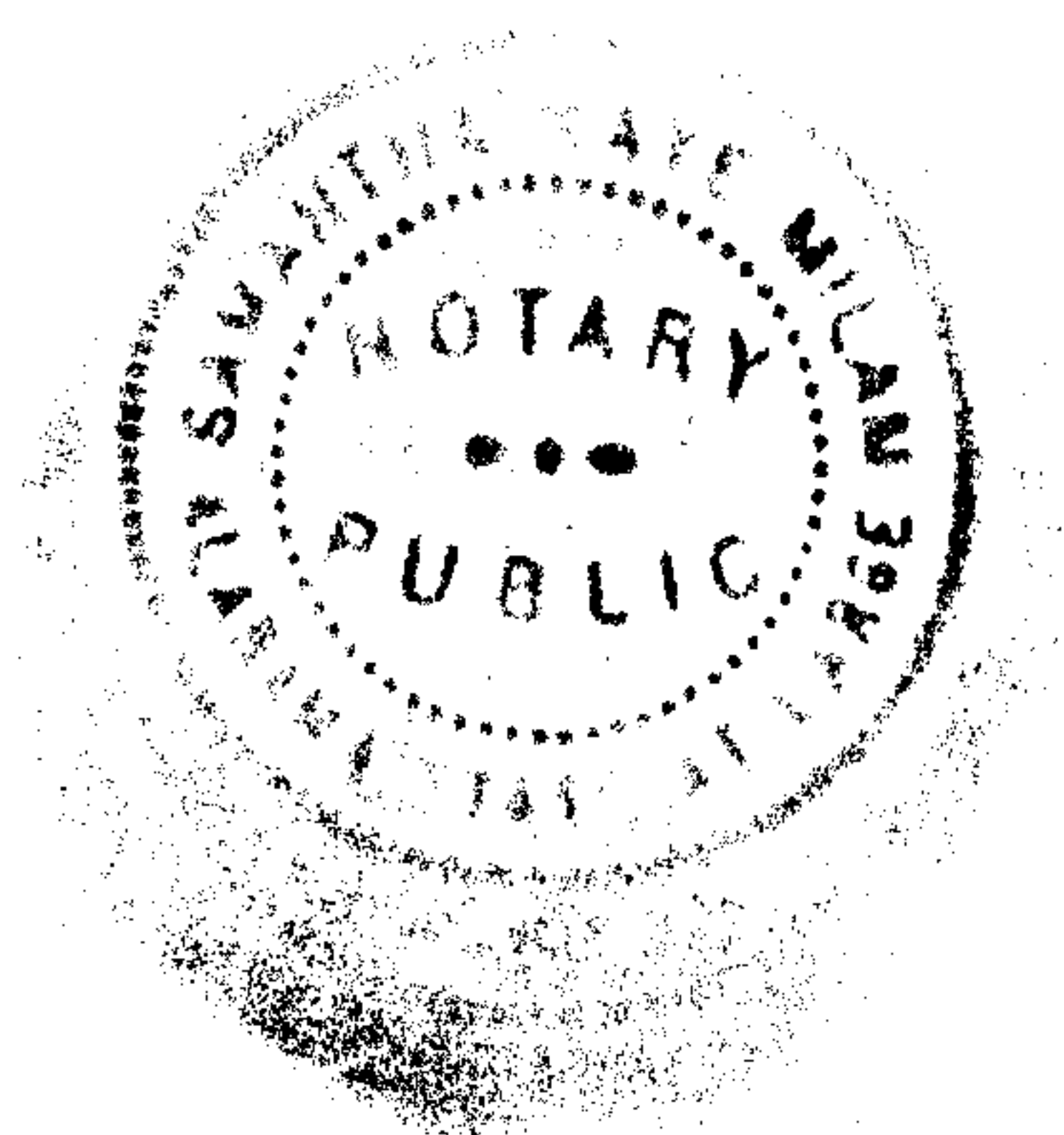
ACKNOWLEDGMENT

State of ALABAMA
County of STURDY

I, the undersigned authority, a Notary Public, in and for said County, in said State, hereby certify that ROBERT WEDGWORTH and RENEE B. WEDGWORTH, husband and wife, whose names are signed to the foregoing conveyance, and who are known to me, acknowledged before me on this day that, being informed of the contents of the conveyance, they executed the same voluntarily on the 27th day of June, 2016.

[Signature]
Notary Public

My commission expires: 7-10-19



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ACKNOWLEDGMENT

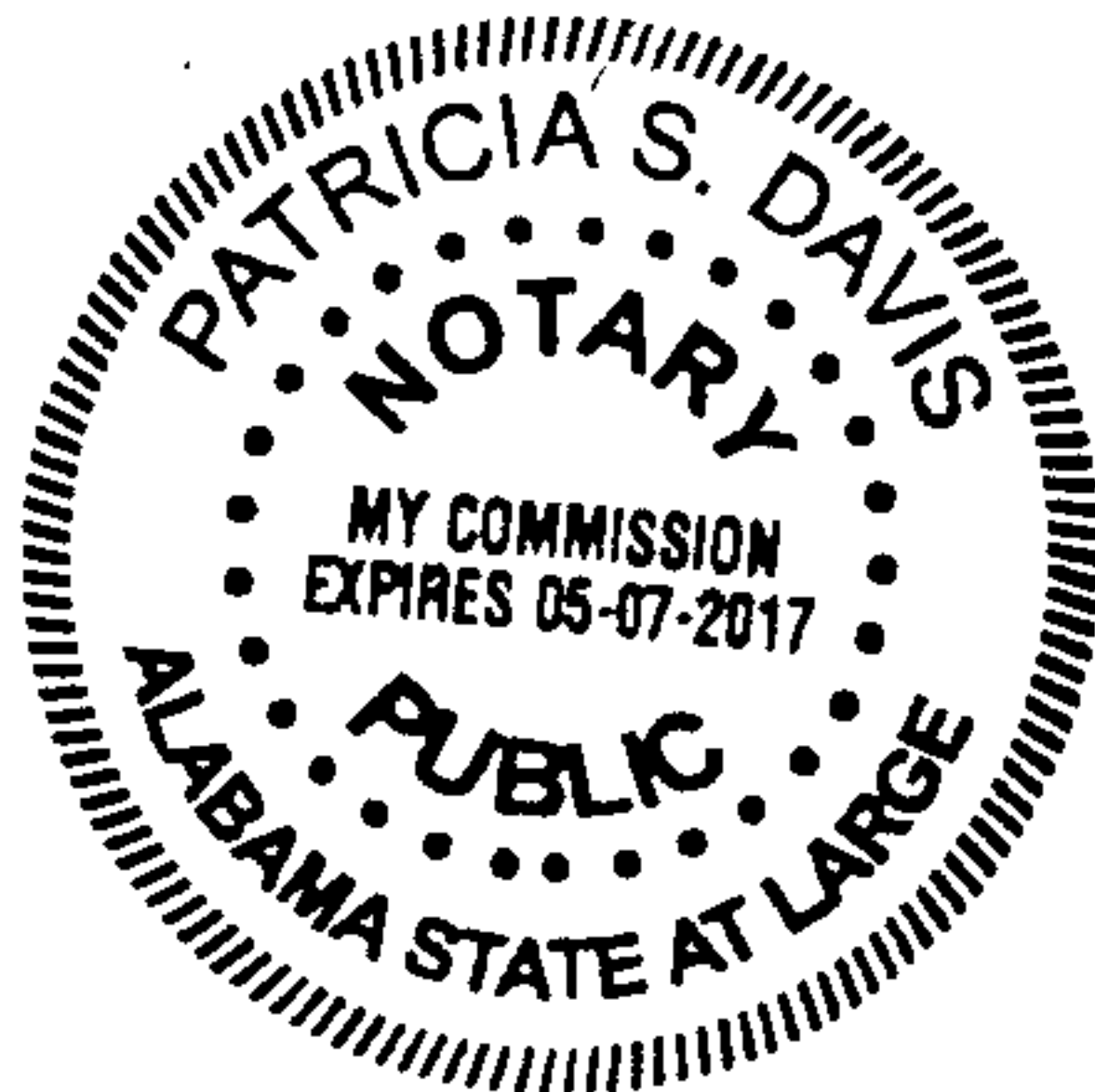
State of Alabama

County of Limestone

I, the undersigned authority, a Notary Public, in and for said County, in said State, hereby certify that HALEY WARREN, a married woman, who took title as HALEY WEDGWORTH, 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, she executed the same voluntarily on the 29 day of June, 2016.

Patricia S. Davis
Notary Public

My commission expires: 05-01-2017



Preparer is acting as scrivener only and assumes no liability for the correctness of the information herein contained and assumes no liability for loss or damage whatsoever for any errors, omissions or inaccuracies. Preparer has given to advice as to title.

Order ID: 21008872

Loan # : 4001125196

Exhibit A

LEGAL DESCRIPTION

The following described property:

Lot 42, according to the Final Record Plat of Narrows Reach Sector, Phase 2, as recorded in Map Book 30, Page 58 A and 58B, in the Probate Office of Shelby County, Alabama; being situated in Shelby County, Alabama.

Together with the nonexclusive easement to use the Common Areas as more particularly described in The Narrows Residential Declaration of Covenants, Conditions and Restrictions recorded as Instrument No. 2000-9755 in the Probate Office of Shelby County, Alabama (which, together with all amendments thereto, is hereinafter collectively referred to as the "Declaration").

Assessor's Parcel No: 09 4 20 2 008 042.000

Real Estate Sales Validation Form*This Document must be filed in accordance with Code of Alabama 1975, Section 40-22-1*

Grantor's Name	Robert Wedgworth, Renee B. Wedgworth	Grantee's Name	Robert Wedgworth, Renee B. Wedgworth
Mailing Address	and Haley Wedgworth 576 Reach Dr. Birmingham, AL 35242	Mailing Address	and Haley Warren 576 Reach Dr. Birmingham, AL 35242
Property Address	576 Reach Dr. Birmingham, AL 35242	Date of Sale	
		Total Purchase Price \$	
		or	
		Actual Value \$	
		or	
		Assessor's Market Value \$	\$162,382.00

The purchase price or actual value claimed on this form can be verified in the following documentary evidence: (check one) (Recordation of documentary evidence is not required)

☐ Bill of Sale
☐ Sales Contract
☐ Closing Statement

☐ Appraisal
☐ Other

If the conveyance document presented for recordation contains all of the required information referenced above, the filing of this form is not required.

Instructions

Grantor's name and mailing address - provide the name of the person or persons conveying interest to property and their current mailing address.

Grantee's name and mailing address - provide the name of the person or persons to whom interest to property is being conveyed.

Property address - the physical address of the property being conveyed, if available.

Date of Sale - the date on which interest to the property was conveyed.

Total purchase price - the total amount paid for the purchase of the property, both real and personal, being conveyed by the instrument offered for record.

Actual value - if the property is not being sold, the true value of the property, both real and personal, being conveyed by the instrument offered for record. This may be evidenced by an appraisal conducted by a licensed appraiser or the assessor's current market value.

If no proof is provided and the value must be determined, the current estimate of fair market value, excluding current use valuation, of the property as determined by the local official charged with the responsibility of valuing property for property tax purposes will be used and the taxpayer will be penalized pursuant to Code of Alabama 1975 § 40-22-1 (h).

I attest, to the best of my knowledge and belief that the information contained in this document is true and accurate. I further understand that any false statements claimed on this form may result in the imposition of the penalty indicated in Code of Alabama 1975 § 40-22-1 (h).

Date 6-27-16

Unattested

(verified by)

Print

Sign

Robert Wedgworth

Renee Wedgworth

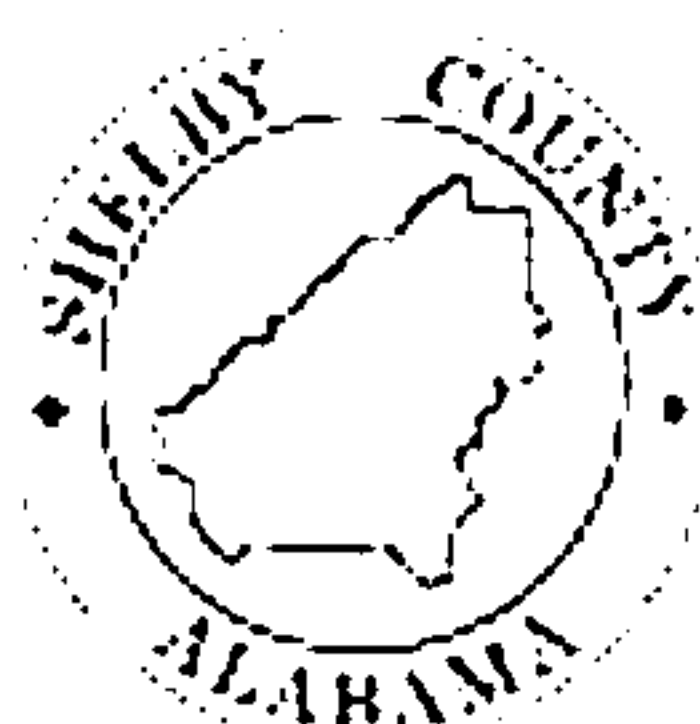
Renee Wedgworth

Haley Warren

Haley Warren

(Grantor/Grantee/Owner/Agent) circle one

Form RT-1



Filed and Recorded
 Official Public Records
 Judge James W. Fuhrmeister, Probate Judge,
 County Clerk
 Shelby County, AL
 07/14/2016 02:01:04 PM
 \$28.00 CHERRY
 20160714000246050

[Signature]