

This instrument was prepared by:
Rodney S. Parker, Attorney-at-Law
300 Vestavia Parkway, Suite 2300
Birmingham, AL 35216
File # 2016-06-5115
Documentary Evidence: Sales Contract

Send tax notice to:
Tiffany N. Corsey
Terrance J. Haney
100 Amanda Place
Pelham, Alabama 35124

WARRANTY DEED, JOINT TENANTS WITH RIGHT OF SURVIVORSHIP

STATE OF ALABAMA)
SHELBY COUNTY)

KNOW ALL MEN BY THESE PRESENTS

That in consideration of **One Hundred Eighty-Five Thousand and 00/100 Dollars (\$185,000.00)**, which is the total purchase price, in hand paid to the undersigned Grantor(s) by the Grantee(s) herein, the receipt and sufficiency of which are hereby acknowledged, I, **Cynthia D. Page, an unmarried individual**, (hereinafter referred to as "Grantor"), do by these presents grant, bargain, sell, and convey unto **Tiffany N. Corsey and Terrance J. Haney** (hereinafter referred to as "Grantees"), the following described real estate situated in **Shelby County, Alabama**, to-wit:

Lot 1, according to the survey of Amanda Trace, as recorded in Map Book 23, page 18, in the Probate Office of Shelby County, Alabama.

Property Address: 100 Amanda Place, Pelham, Alabama 35124.

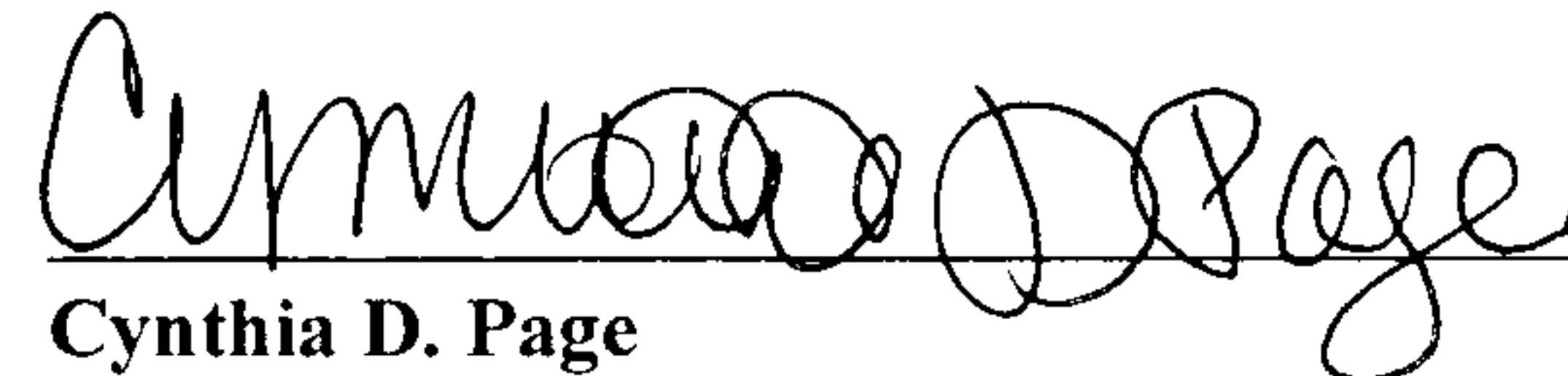
All of the above-recited purchase price was paid from a mortgage loan closed simultaneously herewith.

SUBJECT TO: Ad valorem taxes and assessments for current and all subsequent years not yet due and payable; any prior reservation, severance, or conveyance of minerals and mining rights; any riparian rights; and all easements, rights-of-way, transmission lines, building and setback lines, restrictions, covenants and encumbrances of record.

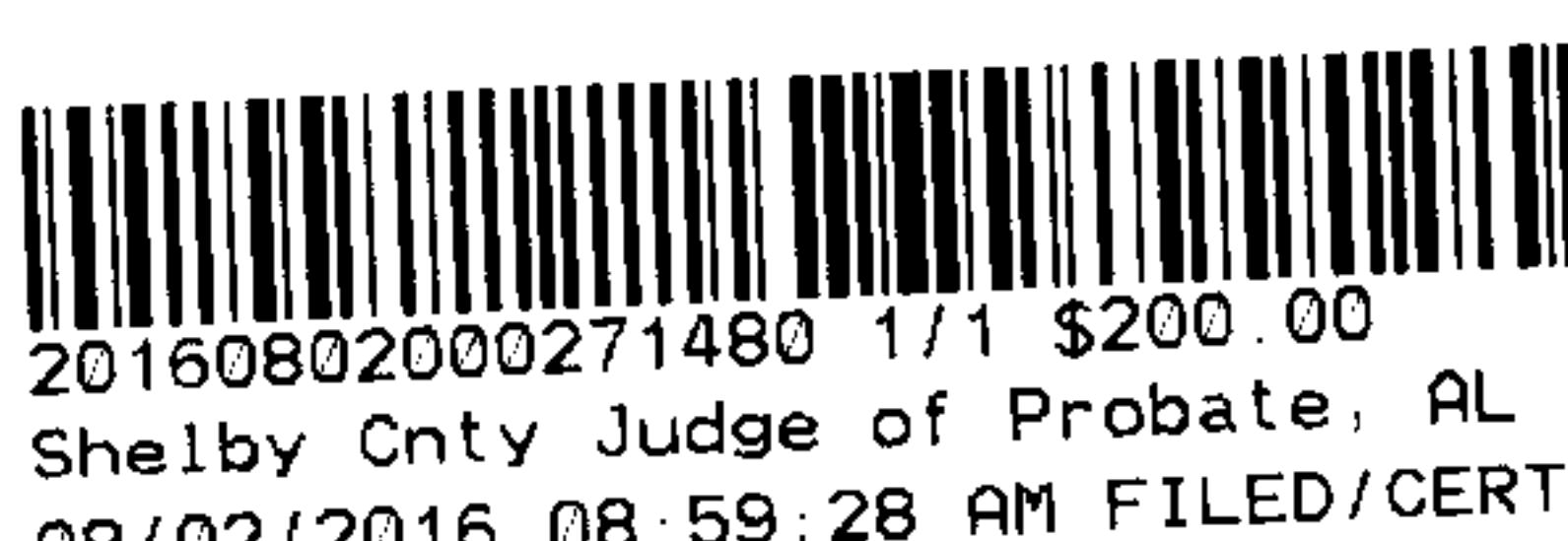
TO HAVE AND TO HOLD Unto Grantees as joint tenants with right of survivorship, their heirs, successors, and assigns, forever; it being the intention of the parties to this conveyance, that (unless the joint tenancy created is severed or terminated during the joint lives of the Grantees herein) in the 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, successors, and assigns of the Grantees herein shall take as tenants in common.

Grantor does, for herself, her heirs, successors, executors, administrators, personal representatives and assigns, covenant with Grantee, his heirs and assigns, that Grantor is lawfully seized in fee simple of said premises; that it is free from all encumbrances, unless otherwise noted above; that Grantor has good right to sell and convey the same as aforesaid; and that Grantor will and her heirs, successors, executors, administrators, personal representatives and assigns shall warrant and defend the same to Grantee, his heirs and assigns forever, against the lawful claims of all persons.

IN WITNESS WHEREOF, the said Grantor has hereunto set her hand and seal, this the **29th day of July, 2016**


Cynthia D. Page (Seal)

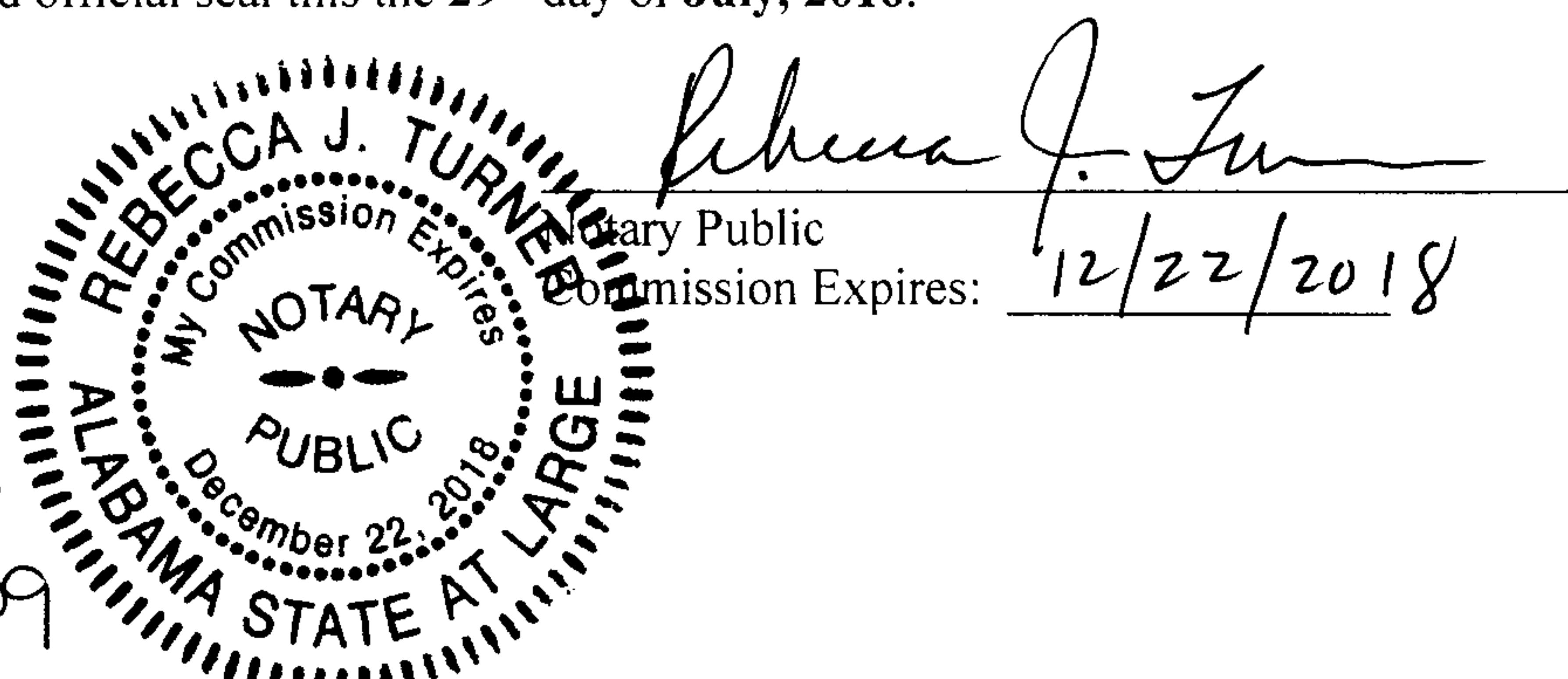
STATE OF ALABAMA
COUNTY SHELBY



Shelby County, AL 08/02/2016
State of Alabama
Deed Tax: \$185.00

I, the undersigned, a Notary Public in and for said County, in said State, hereby certify that **Cynthia D. Page, an unmarried individual**, 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 the **29th day of July, 2016**.



Grantor's Address:

911 Redfern Trail
Homewood, AL
35209