

This instrument was prepared by:
The Law Office of Jack R. Thompson, Jr., LLC
3500 Colonnade Parkway, Suite 350
Birmingham, AL 35243
Phone (205) 443-9027

20170404000113050
04/04/2017 10:43:48 AM
DEEDS 1/2

Send Tax Notice To:
Jason + Sharon Turner
1287 Village Trail
Calera, AL 35040

WARRANTY DEED - Joint Tenants with Right of Survivorship

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

That in consideration of \$102,900.00, 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 Graham Berkely Pointer and Lynlee Paige Pointer Husband and Wife, whose mailing address is 1334 Park Ave, Waco, TX 76706 (herein referred to as grantor, whether one or more), grant, bargain, sell and convey unto Jason E. Turner and Sharon Turner, whose mailing address is 1287 Village Trail, Calera, AL 35040 (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 1287 Village Trail, Calera, AL 35040; 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; \$101,035.00 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 31st day of March, 2017.

Graham Berkely Pointer
Graham Berkely Pointer
Lynlee Paige Pointer
Lynlee Paige Pointer

State of Alabama
Jefferson County

I, The Undersigned, a notary for said County and in said State, hereby certify that Graham Berkely Pointer and Lynlee Paige Pointer, 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 31st day of March, 2017.

Theresa D. Leslie
Notary Public
Commission Expires: 12-29-2019

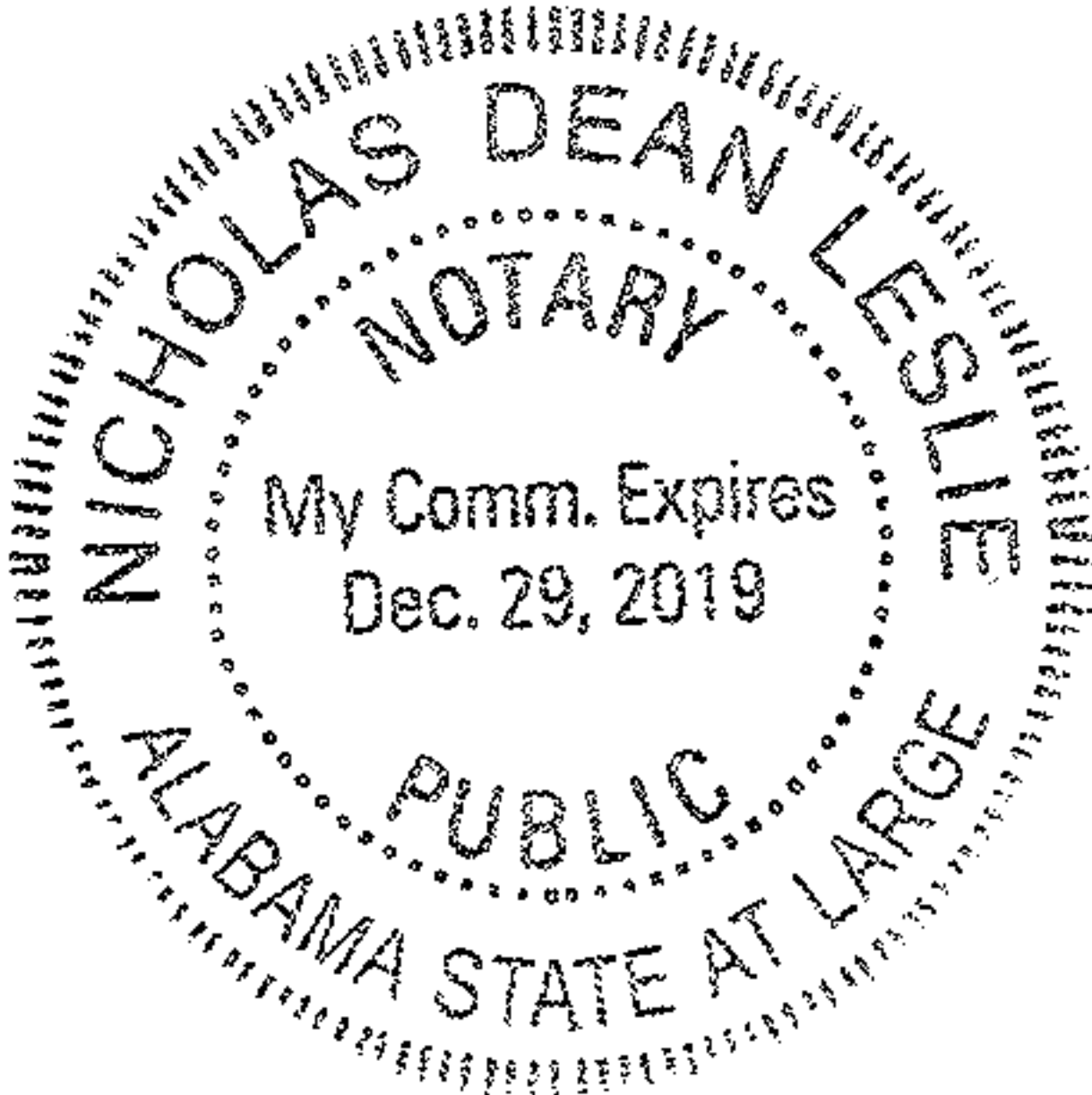
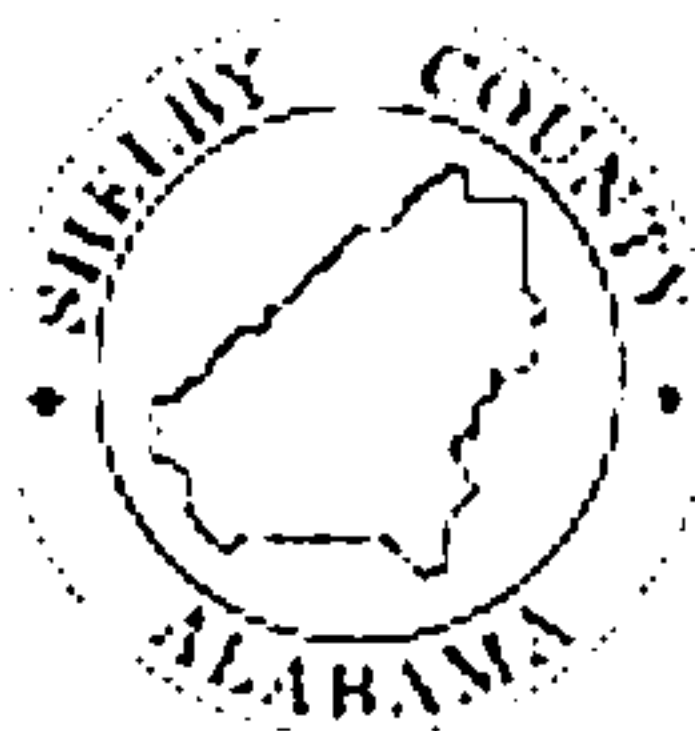


EXHIBIT "A"
Legal Description

Lot 302, according to the Survey of Final Plat of Waterford Village Sector 5, Phase 2, as recorded in Map Book 36, Page 47, in the Probate Office of Shelby County, Alabama.



Filed and Recorded
Official Public Records
Judge James W. Fuhrmeister, Probate Judge,
County Clerk
Shelby County, AL
04/04/2017 10:43:48 AM
\$20.00 CHERRY
20170404000113050

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