

Send tax notice to:  
CANDACE P. GLOZER  
KENNETH G. GLOZER  
406 TALON CIRCLE  
BIRMINGHAM, AL 35242  
PLC1700042

This instrument prepared by:  
S. Kent Stewart  
Stewart & Associates, P.C.  
3595 Grandview Pkwy, #280  
Birmingham, Alabama 35243

State of Alabama  
County of Shelby

WARRANTY DEED

20170606000198230  
06/06/2017 09:35:20 AM  
DEEDS 1/2

KNOW ALL MEN BY THESE PRESENTS:

That in consideration of Two Hundred Ninety Two Thousand and 00/100 Dollars (\$292,000.00) the amount which can be verified in the Sales Contract between the two parties in hand paid to the undersigned Donna Ann Reynolds, as Personal Representative of the Estate of Herbert H. Yates, deceased, Shelby County Probate Case No.: PR-2016-000799, whose mailing address is: 406 Talon Circle, Birmingham, AL 35242, (hereinafter referred to as "Grantors"), by Candace P. Glozer and Kenneth R. Glozer, whose mailing address is: 181 Wild Timber Plantation, Pelham, AL 35124, (hereinafter referred to as "Grantees"), the receipt and sufficiency of which are hereby acknowledged, Grantors do, by these presents, grant, bargain, sell, and convey unto Grantees, as joint tenants with right of survivorship, the following described real estate situated in Shelby County, Alabama, the property address of which is: 406 Talon Circle, Birmingham, AL 35242, to-wit:

LOT 604B, RESURVEY OF LOTS 604-A AND 605-A ACCORDING TO THE SURVEY OF EAGLE POINT, 6TH SECTOR, AS RECORDED IN MAP BOOK 21, PAGE 23, IN THE PROBATE OFFICE OF SHELBY COUNTY, ALABAMA.

**SUBJECT TO:**

**ADVALOREM TAXES DUE OCTOBER 01, 2017 AND THEREAFTER.**

**BUILDING AND SETBACK LINES, RESTRICTIONS, COVENANTS AND CONDITIONS OF RECORD.**

**MINING AND MINERAL RIGHTS EXCEPTED.**

TO HAVE AND TO HOLD to Grantees, as joint tenants, with right of survivorship, their heirs, executors, administrators and assigns forever.

The Grantors do for themselves, their heirs and assigns, covenant with Grantees, their heirs, executors, administrators and assigns, that they are lawfully seized in fee simple of said premises; that they are free from all encumbrances except as noted above; that they have a good right to sell and convey the same as aforesaid; and that they will, and their heirs, executors, administrators shall warrant and defend the same to the said Grantees, their heirs and assigns forever, against the lawful claims of all persons.

IN WITNESS WHEREOF, Grantors, Estate of Herbert Henry Yates (AKA Herbert H. Yates) Shelby County Probate Case No.: PR-2016-000799, by Donna Ann Reynolds, as Personal Representative, who is authorized to execute this conveyance, has caused this conveyance to be executed on this the 1st day of ~~May~~ June, 2017.

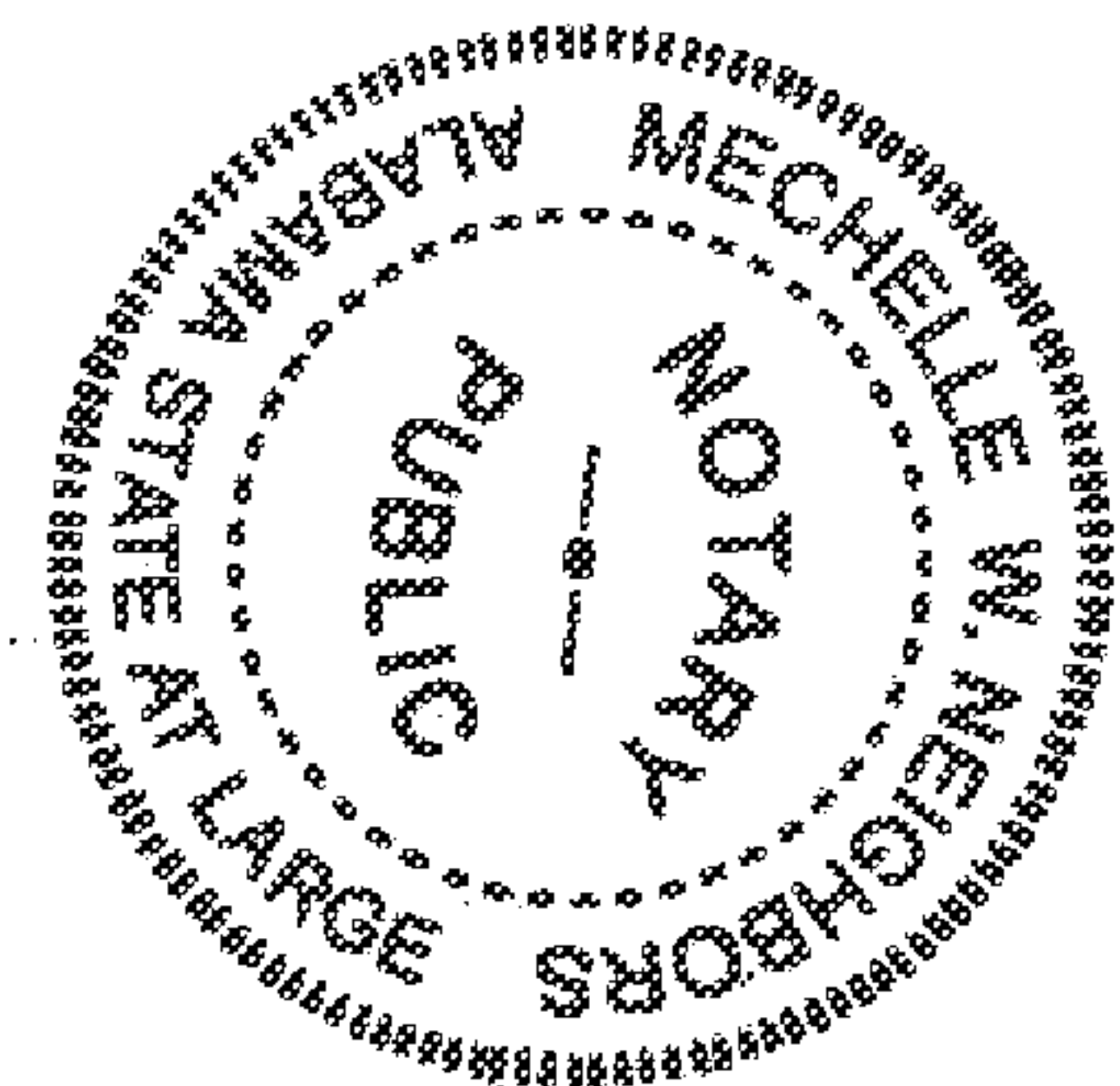
ESTATE OF HERBERT HENRY YATES  
AKA HERBERT H. YATES -  
SHELBY COUNTY PROBATE CASE  
NO.: PR-2016-000799

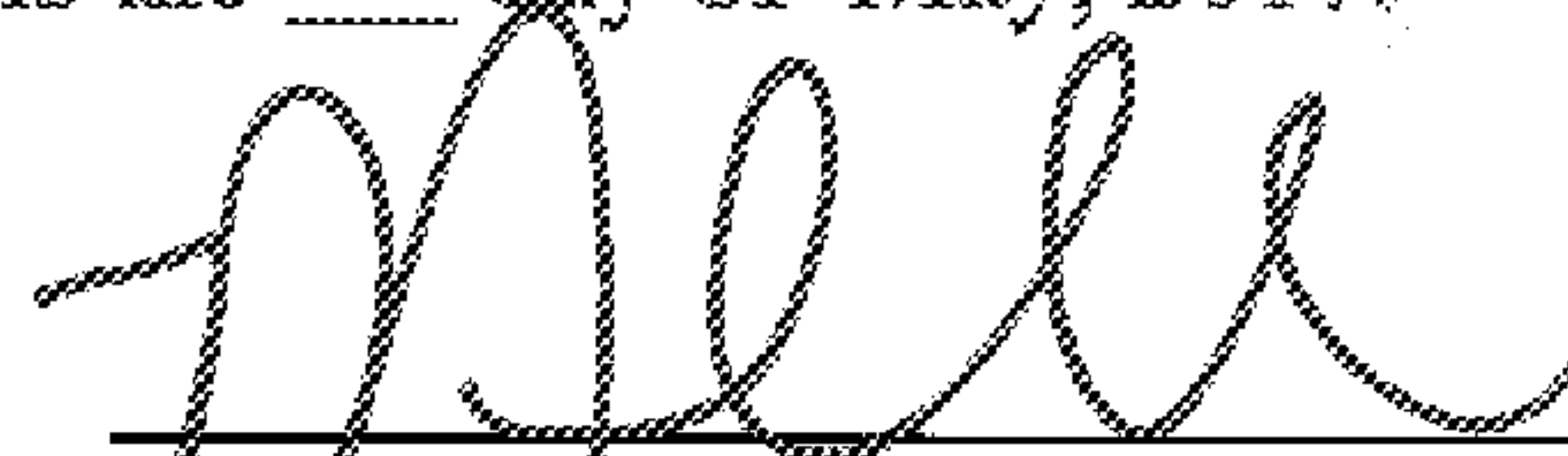
BY:   
DONNA ANN REYNOLDS  
ITS: PERSONAL REPRESENTATIVE

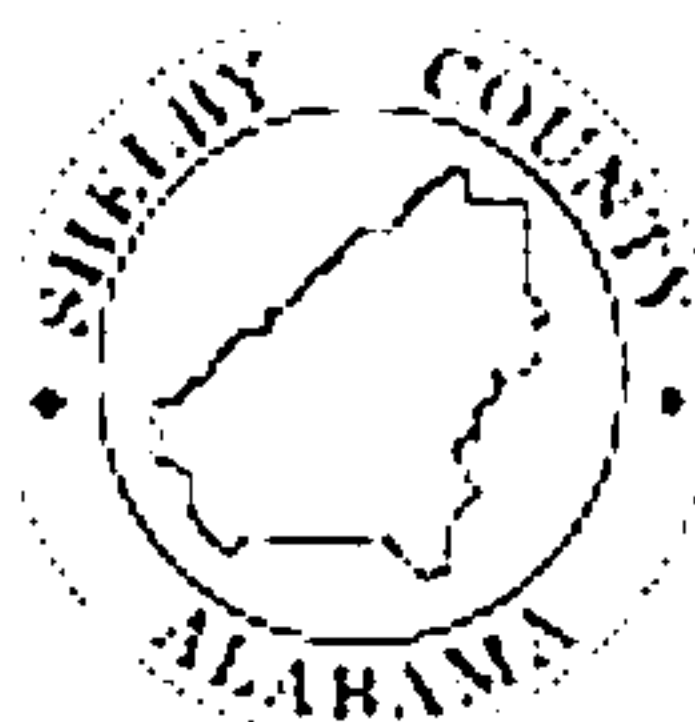
STATE OF ALABAMA  
COUNTY OF JEFFERSON

I, the undersigned, a Notary Public in and for said County, in said State, hereby certify that DONNA ANN REYNOLDS, whose name as Personal Representative of the ESTATE OF HERBERT HENRY YATES, AKA HERBERT H. YATES, deceased, SHELBY COUNTY PROBATE CASE NO.: PR-2016-000799, is signed to the foregoing instrument and who is known to me, acknowledged before me on this day, that, being informed of the contents of the said instrument, she, in her capacity as such attorney in fact, and with full authority, executed the same voluntarily, for said Estate on the day the same bears date.

Given under my hand and official seal this the 1st day of ~~May~~ June, 2017.



  
Notary Public  
Print Name: Mechelle W. Neighbors  
Commission Expires: 3/30/2019



Filed and Recorded  
Official Public Records  
Judge James W. Fuhrmeister, Probate Judge,  
County Clerk  
Shelby County, AL  
06/06/2017 09:35:20 AM  
\$310.00 CHERRY  
20170606000198230

