

SEND TAX NOTICE TO:

20170901000320650
09/01/2017 02:45:00 PM
DEEDS 1/3

Jonathan Harless & Christina Shaffer
1127 7th Avenue S.W., Alabaster, AL 35007

[Space Above This Line for Recording Data]

WARRANTY DEED

STATE OF ALABAMA

COUNTY OF SHELBY

KNOW BY ALL MEN THESE PRESENTS:

That in consideration of **One Hundred Sixty-seven Thousand and 00/100s (\$167,000.00)** which can be verified by the Sales Contract to the undersigned grantor (whether one or more), in hand paid by the grantee herein, the receipt where is acknowledged, I or we, **Christina Bachman f/k/a Christina Tatum (grantee in deed recorded in Instrument# 20140729000233610 and Jason Bachman, Husband and Wife**, whose address is 406 Thompson Rd, Alabaster AL 35007 (herein referred to as grantor, whether one or more), grant, bargain, sell and convey unto **Johnathan Matthew Harless and Christina E. Shaffer** whose address is 1127 7th Ave. S.W. Alabaster, AL 35007 (herein referred to as 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, the following described real estate, situated in SHELBY County, property address is 1127 7th Ave SW, Alabaster, Al 35007 to wit:

Lot 8, Block 1, according to the Map of Bermda Hills, First Sector, as recorded in Map Book 6, Page 1, in the Probate Office of Shelby County, Alabama

Subject to ad valorem taxes for the current year, and subsequent years.
Subject to restrictions, reservations, conditions, and easement of record
Subject to any prior reservation or conveyance, together with release of damages, of minerals of every kind and character, including but not limited to oil, gas, sand, limestone, and gravel in, on, and under subject property.

Note: \$ 158,650.00 of this purchase price is being paid by the proceeds of a first mortgage loan executed and recorded simultaneously herewith.

To Have and To 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 survivorship 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 I (we) do, for myself (ourselves) and for my (our) heirs, executors and administrators, covenant with 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 stated 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.

IN WITNESS WHEREOF, I (we) have hereunto set my (our) hand(s) and seal(s) this the 31 day of August 2017

Christina Bachman

Christina Bachman a/k/a Christian Tatum

STATE OF ALABAMA
COUNTY OF JEFFERSON

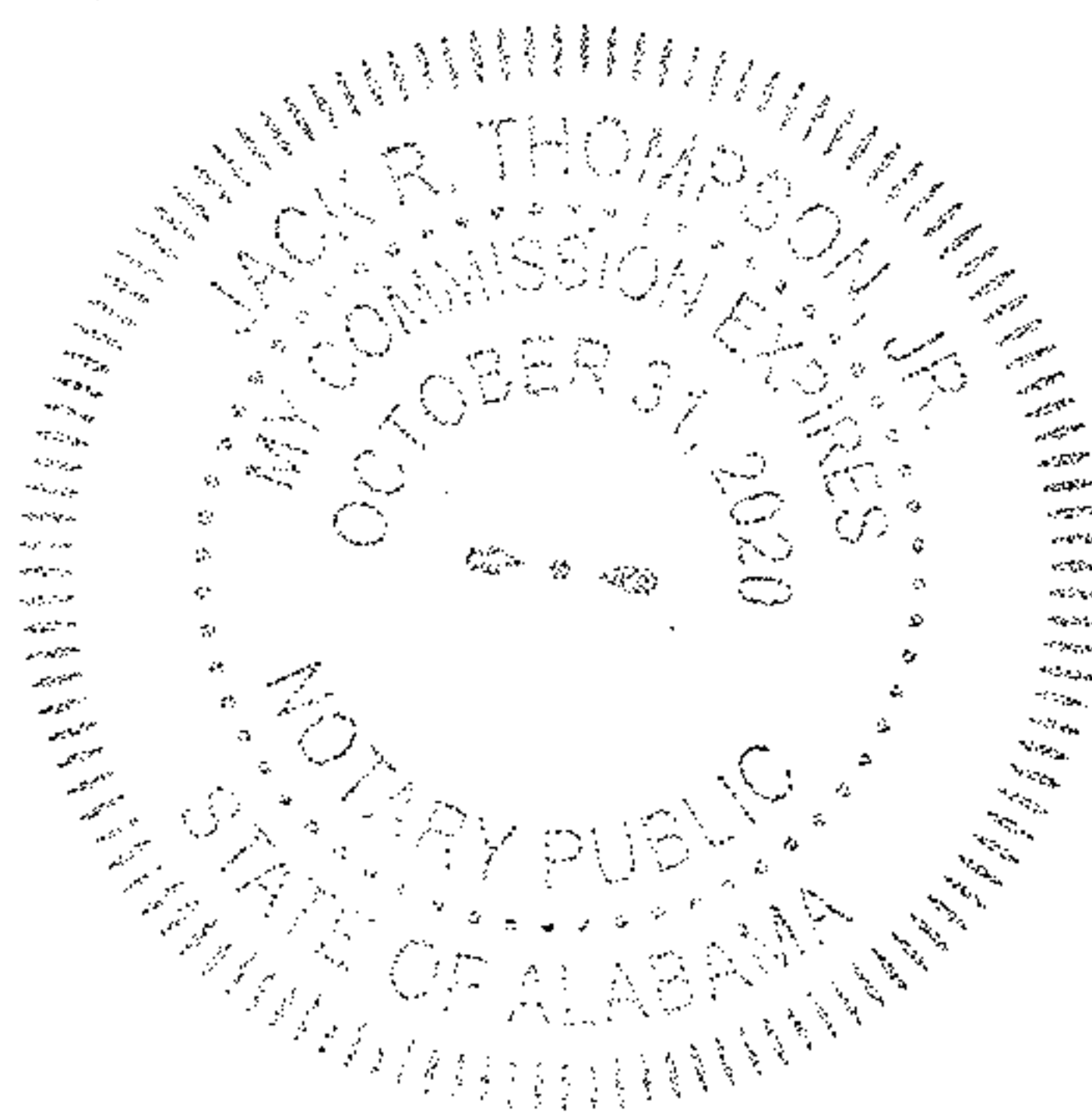
I, Jack R. Thompson, a notary for said County and in said State, hereby certify that
Christina Buchanan is signed to the foregoing instrument and who is
known to me, acknowledged before me on this day that, being informed of the contents of said instrument she executed the
same voluntarily on the day the same bears date.

WITNESS my hand and official seal in the county and state aforesaid this the 31st day of August, 2017.



Notary Public
My Commission Expires: 10/31/2020

(SEAL)



STATE OF ALABAMA
COUNTY OF JEFFERSON

I, John D. Kessler, a notary for said County and in said State, hereby certify that _____ 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 said instrument she executed the same voluntarily on the day the same bears date.

WITNESS my hand and official seal in the county and state aforesaid this the 30th day of August, 2017.

John D. Kessler
Notary Public
My Commission Expires:

(SEAL)

IN WITNESS WHEREOF; I (we) have hereunto set my (our) hand(s) and seal(s) this the _____ day of August 2017

Jason Bachman
Jason Bachman

STATE OF ALABAMA
COUNTY OF Jefferson

I, John D. Kessler, a notary for said County and in said State, hereby certify that **Jason Bachman** 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 said instrument she executed the same voluntarily on the day the same bears date.

WITNESS my hand and official seal in the county and state aforesaid this the 30th day of August, 2017.

John D. Kessler
Notary Public
My Commission Expires:

(SEAL)



Filed and Recorded
Official Public Records
Judge James W. Fuhrmeister, Probate Judge,
County Clerk
Shelby County, AL
09/01/2017 02:45:00 PM
\$29.50 DEBBIE
20170901000320650

James W. Fuhrmeister