

20171013000374380

10/13/2017 03:42:14 PM

DEEDS 1/2

Send tax notice to:

David T. Wiley and Bonnie Baker Wiley

1032 Beaumont Avenue

Birmingham, AL 35242

BHM1700084

This instrument prepared by:

S. Kent Stewart

Stewart & Associates, P.C.

3595 Grandview Pkwy, #280

Birmingham, Alabama 35243

STATE OF ALABAMA

COUNTY OF SHELBY

ASSESSED VALUE :
\$ 320,700.00

WARRANTY DEED

KNOW ALL MEN BY THESE PRESENTS:

That in consideration of Ten and 00/100 Dollars (\$10.00) in hand paid to the undersigned **David T. Wiley and Bonnie Baker Wiley, whose mailing address is: 1032 Beaumont Avenue, Birmingham, AL 35242** (hereinafter referred to as "Grantors"), by **David T. Wiley and Bonnie Baker Wiley** (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, to-wit:

Lot 82, Beaumont Phase 5, as recorded in Map Book 39, Page 5, in the Office of the Judge of Probate of Shelby County, Alabama.

SUBJECT TO:

ADVALOREM TAXES DUE OCTOBER 01, 2018 AND THEREAFTER.

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

MINING AND MINERAL RIGHTS EXCEPTED.

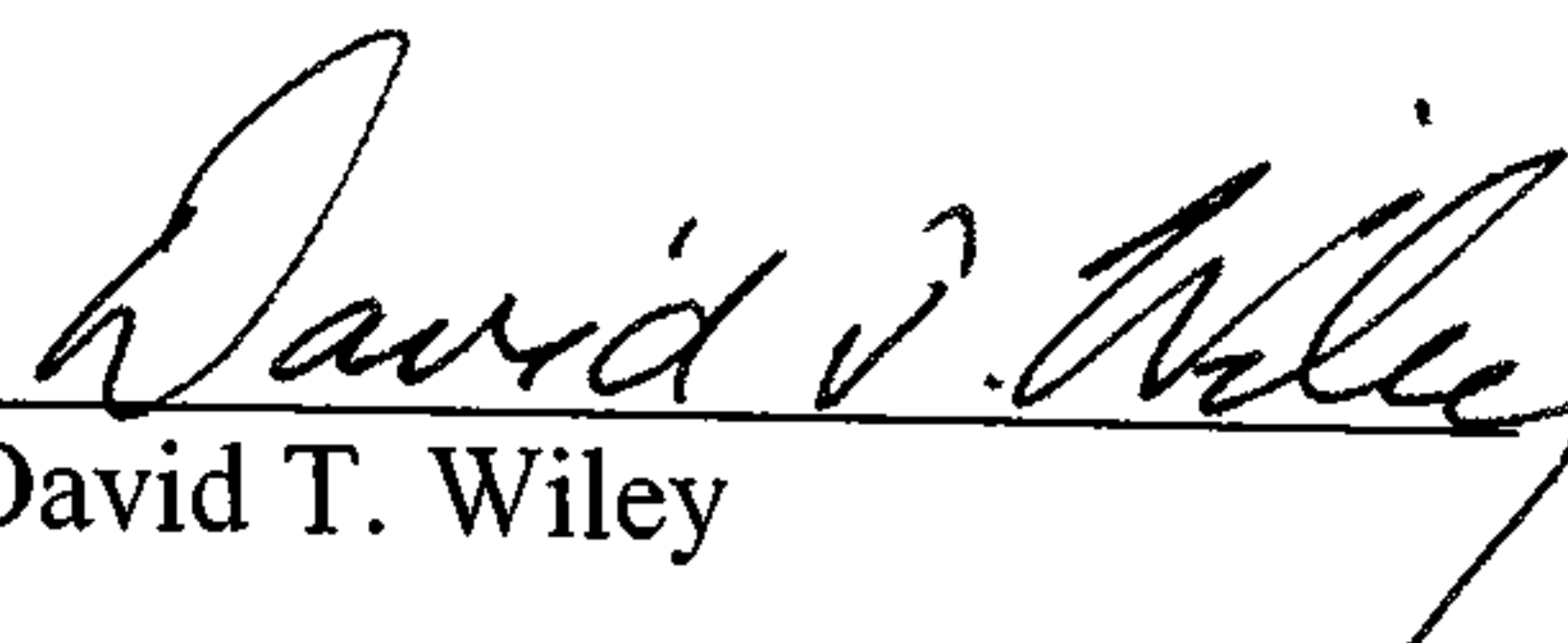
\$0.00 OF THE CONSIDERATION AS WAS PAID FROM THE PROCEEDS OF A MORTGAGE LOAN.

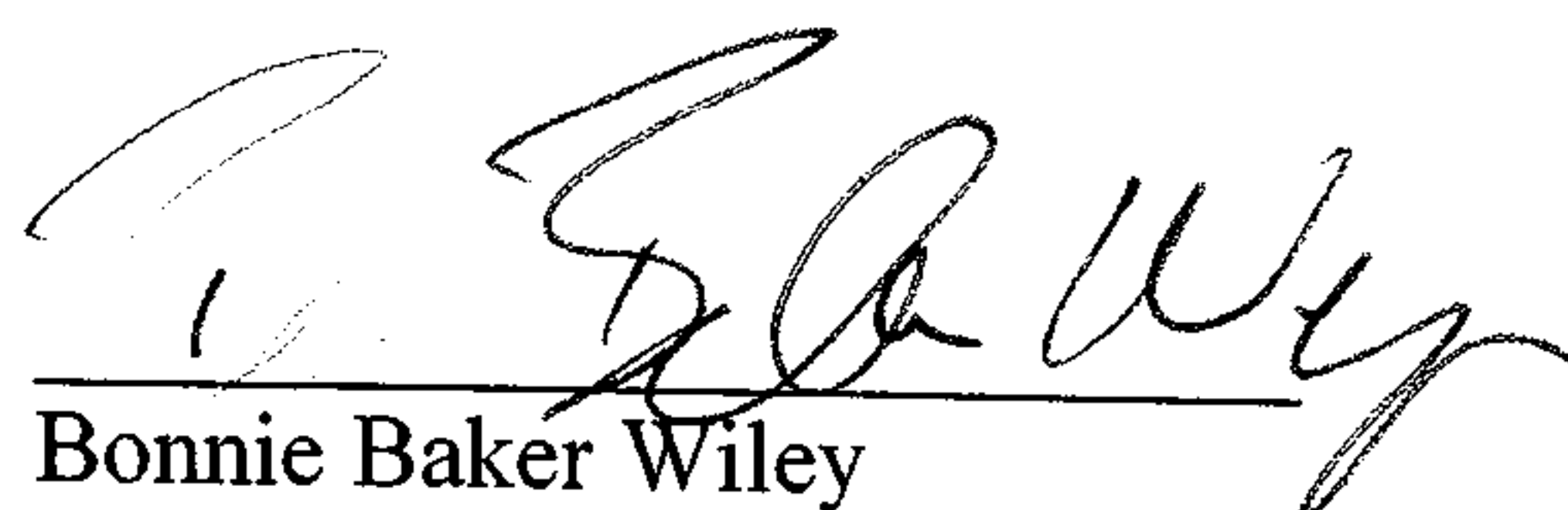
THIS INSTRUMENT WAS PREPARED WITHOUT THE BENEFIT OF TITLE.

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

This instrument is executed without warranty or representation of any kind on the part of the undersigned, expressed or implied, except that there are no liens or encumbrances outstanding against the premises conveyed which were created or suffered by the undersigned and not specifically excepted herein.

IN WITNESS WHEREOF, Grantors David T. Wiley and Bonnie Baker Wiley have hereunto set their signatures and seals on October 12, 2017.


David T. Wiley



Bonnie Baker Wiley

STATE OF ALABAMA
COUNTY OF JEFFERSON

I, the undersigned, a Notary Public in and for said County, in said State, hereby certify that David T. Wiley and Bonnie Baker Wiley, whose names are signed to the foregoing instrument, and who are known to me, acknowledged before me on this day, that, being informed of the contents of the said instrument, they executed the same voluntarily on the day the same bears date.

Given under my hand and official seal this the 12 day of October, 2017.

(NOTARIAL SEAL)


Notary Public
Print Name: Caitlin Hardee Graham
Commission Expires: Apr. 14, 2019



Filed and Recorded
Official Public Records
Judge James W. Fuhrmeister, Probate Judge,
County Clerk
Shelby County, AL
10/13/2017 03:42:14 PM
\$345.00 CHERRY
20171013000374380

