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05/30/2018 07:27:18 AM
DEEDS 1/1

This Instrument was Prepared by:

Lauren N. Smith, Esquire
80 N Village Dr
Gardendale, AL 35071
File No.: 185897

Send Tax Notice To: Jaimie Foshee
Kevin Lane Singleton
911 Turtle Lake Drive
Birmingham, AL 35242

WARRANTY DEED
JOINTLY FOR LIFE WITH REMAINDER TO SURVIVOR

State of Alabama

County of ~~Shelby~~ Jefferson } Know All Men by These Presents:

That in consideration of the sum of **Two Hundred Sixty Two Thousand Dollars and No Cents ($262,000.00)**, **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, **Barbara R. Thompson and Richard Lee Thompson II, a married couple, whose mailing address is** P.O Box 227 Chelsea AL 35043 (herein referred to as Grantor, whether one or more), grant, bargain, sell and convey unto **Jaimie Foshee a/k/a Jaimie Singleton and Kevin Lane Singleton, whose mailing address is 911 Turtle Lake Drive, Birmingham, AL 35242** (herein referred to as Grantee, whether one or more), the following described real estate, situated in Shelby, County, Alabama, **the address of which is 104 Brynhurst Dr., Chelsea, AL 35043**; to wit;

Lot 7, according to the survey of Brynleigh Estates, as recorded in Map Book 19, Page 139, in the Office of the Judge of Probate of Shelby County, Alabama.

Property may be subject to all taxes, covenants, restrictions, conditions, easements, liens, set back lines, and other rights of whatever nature, recorded, and/or unrecorded.

$257,254.00 of the purchase price of the above described property was financed with the proceeds of a mortgage loan closed simultaneously herewith.

TO HAVE AND TO HOLD to the said Grantees for and during their joint lives and upon the death of either of them, then to the survivor 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 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 person.

IN WITNESS WHEREOF, I (we) have hereunto set my (our) hand(s) and seal(s) this the 29th day of May, 2018.

Barbara R. Thompson

Barbara R. Thompson

Richard Lee Thompson II

State of Alabama

County of Jefferson

I, Delma Vaughn Escott a Notary Public in and for the said County in said State, hereby certify that Barbara R. Thompson and Richard Lee Thompson II, whose name(s) is/are signed to the foregoing conveyance, and who is/are known to me, acknowledged before me on this day that, being informed of the contents of the conveyance he/she/they executed the same voluntarily on the day the same bears date.

Given under my hand and official seal this the 29th day of May, 2018.

Notary Public, State of Alabama
My Commission Expires: 8/15/2019

DELMA VAUGHN ESCOTT
My Commission Expires
August 15, 2019

Filed and Recorded
Official Public Records
Judge James W. Fuhrmeister, Probate Judge,
County Clerk
Shelby County, AL
05/30/2018 07:27:18 AM
$20.00 JESSICA
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