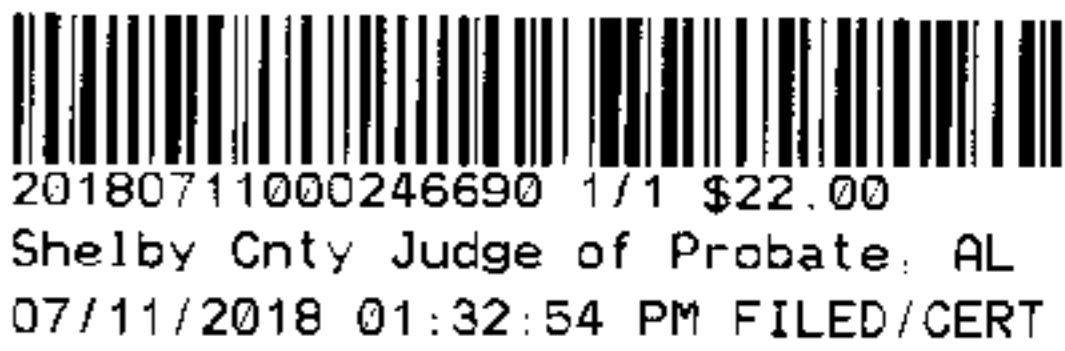


This instrument was prepared by:  
South Oak Title Gardendale, LLC  
717 Kerr Drive / Post Office Box 96  
Gardendale, Alabama 35071

Send Tax Notice to:  
Diana V. Krasteva  
2007 Chandalar Ct.  
Pelham, AL 35124

WARRANTY DEED

STATE OF ALABAMA  
JEFFERSON COUNTY)



KNOW ALL MEN BY THESE PRESENTS,

That in consideration of **One Hundred Fifteen Thousand Dollars & NO/100-----(\$115,000.00)---Dollars** to the undersigned grantors in hand paid by the GRANTEES herein, the receipt whereof is acknowledged, we,  
**Cassie Lynn Johnson and husband, Scott Thomas and Henry Allen Parker, Jr. a married man** herein referred to as grantors, do grant, bargain, sell and convey unto  
**Diana V. Krasteva** herein referred to as GRANTEES, the following described real estate, situated in **Shelby County** Alabama, to wit:

**Lot 36, according to the Survey of Chandalar Townhomes, First Addition, as recorded in Map Book 24, Page 18, in the Office of the Judge of Probate of Shelby County, Alabama.**

**Subject to easements and restrictions of record and subject to current taxes, a lien but not payable.**

**\$109,250.00 of the above recited purchase price was paid from the proceeds of a mortgage loan closed simultaneously herewith.**

**Grantors Forwarding Address:** 1013 CEDAR HOLLOW CIRCLE  
HELENA, AL. 35080

**Property Address:** 2007 Chandalar Court, Pelham, AL 35124

**Consideration verified by a closing statement.**

**The above described property is not the homestead of Henry Allen Parker, Jr. or his spouse.**

**TO HAVE AND TO HOLD** to the said GRANTEES, his, her or their heirs or its successors and assigns, forever.

And I (we) do for myself (ourselves) and for my (our) heirs, executors and administrators, covenant with said GRANTEES, his, her or their heirs and assigns or successors 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 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, his, her or their heirs and assigns or its successors 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 **26<sup>th</sup>** day of **June**, 2018.

Cassie Lynn Johnson  
Cassie Lynn Johnson

Scott Thomas  
Scott Thomas

Henry Allen Parker Jr.  
Henry Allen Parker, Jr.

Shelby County, AL 07/11/2018  
State of Alabama  
Deed Tax: \$6.00

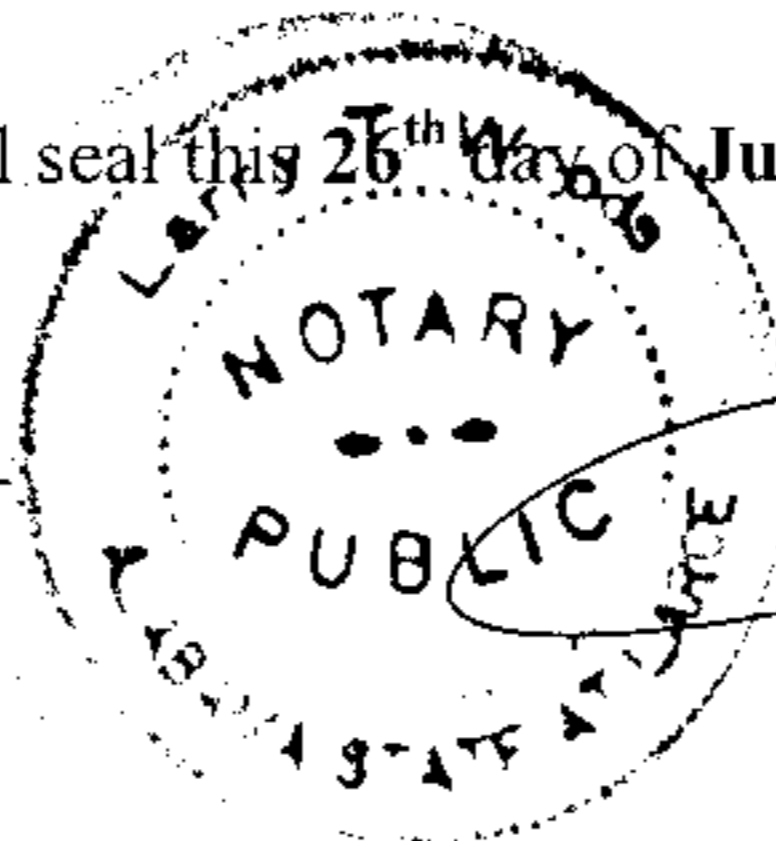
General Acknowledgement

STATE OF ALABAMA)  
JEFFERSON COUNTY)

I, the undersigned, a Notary Public in and for said County, in said State, hereby certify that **Cassie Lynn Johnson and husband, Scott Thomas and Henry Allen Parker, Jr. a married man** 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, they executed the same voluntarily on the day the same bears date.

Given under my hand and official seal this **26<sup>th</sup>** day of **June**, 2018.

My Commissions Expires: 2/5/22



[Signature]  
Notary Public