

Send tax notice to: Daryl Hurley White, _____

This instrument was prepared by: Marcus L. Hunt, 2870 Old Rocky Ridge Rd., Birmingham, Al.
35243

WARRANTY DEED JOINT TENANTS WITH RIGHT OF SURVIVORSHIP

State of Alabama
County of Shelby

KNOW ALL MEN BY THESE PRESENTS:

That in consideration of **Two hundred seventy-six thousand and no/100 (\$276,000.00)**
Dollars 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

R. Barry Clements and his wife S. Clare Clements, whose mailing address is:

45 EL Camino Real Chelsea, AL 35043

(herein referred to as grantor, whether one or more), grant, bargain, sell and convey unto

Daryl Hurley White and Pamela Ann White whose mailing address is:

128 Eastwood Drive Homewood, AL 35209

(herein referred to as grantees) as joint tenants with right of survivorship, , the following
described real property situated in Shelby County, Alabama, the address of which is: 85 Brook
Dr., Birmingham, Al. 35242 , to-wit:

Lot F, according to the Map of Brook Ridge Estates, as recorded in Map Book 17, Page 133 in
the Office of the Judge of Probate of Shelby County, Alabama.

Subject to: All easements, restrictions and rights of way of record.

TO HAVE AND TO HOLD unto the said grantees, as joint tenants with right of survivorship,
their heirs and assigns forever; it being the intention of the parties to this conveyance, that
(unless joint tenancy hereby created is severed or terminated during the joint lives of the grantees
herein) in the event one grantee herein survives the other, the entire interest in fee simple shall
pass to the surviving grantee and if one does not survive the other, then the heirs and assigns of
the grantees herein shall take as tenants in common.

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 persons.

IN WITNESS WHEREOF we have hereunto set our hands(s) and seal(s) this 10th day of
August, 2018.

 (SEAL)
R. BARRY CLEMENTS

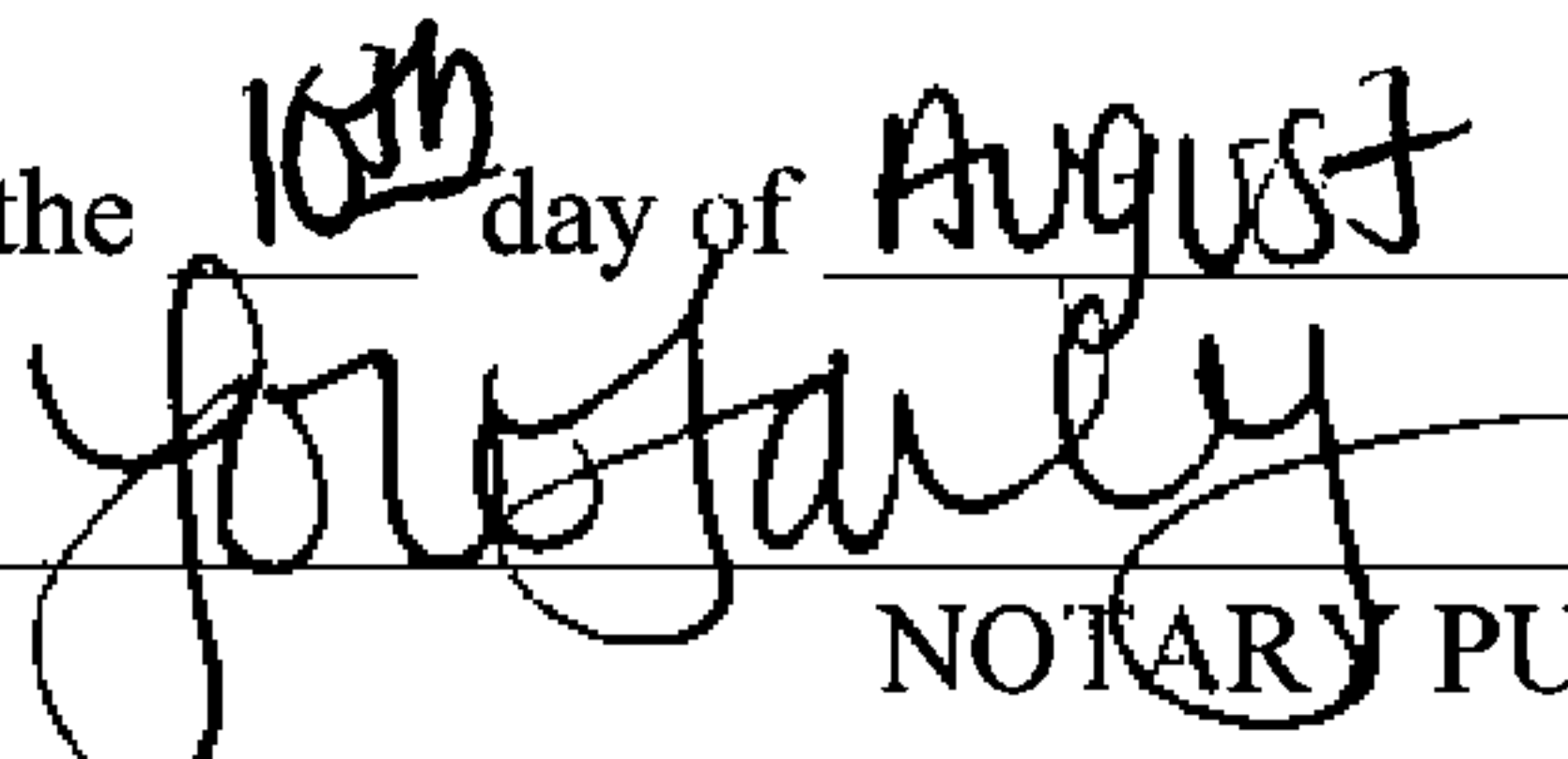
 (SEAL)
S. CLARE CLEMENTS

State of ALABAMA
County Of JEFFERSON

I, the undersigned, a Notary Public in and for said County, in said State, hereby certify that R. Barry Clements and his wife S. Clare Clements, 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 have executed the same voluntarily on the day the same bears date.

Given under my hand and official seal this the 10th day of August, 2018.

My commission expires:


NOTARY PUBLIC

LORI FARLEY
Notary Public, State of Alabama
Alabama State At Large
My Commission Expires
December 29, 2021



Filed and Recorded
Official Public Records
Judge James W. Fuhrmeister, Probate Judge,
County Clerk
Shelby County, AL
08/13/2018 11:16:20 AM
\$294.00 CHERRY
20180813000287970

