

Send tax notice to: Casey J. Lambert, 1102 Barristers Ct., Birmingham, Al. 35242

This instrument was prepared by: Marcus L. Hunt, 2870 Old Rocky Ridge Rd., Ste. 160,
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 eight thousand and no/100 (\$208,000.00) 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

Jason O. Lewis and his wife Lauren A. Lewis, whose mailing address is:

1102 Barristers Ct., Birmingham, AL 35242

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

Casey J. Lambert and Axee Lambert

whose mailing address is: 1102 Barristers Ct., Birmingham, Al. 35242

(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: 1102 Barristers Ct., Birmingham, Al. 35242 to-wit:

See attached Exhibit A for legal description incorporated herein for all purposes.

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

\$187,200.00 of the above mentioned purchase price was paid for from a mortgage loan which was closed simultaneously herewith.

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 15 day of January, 2019.

[Signature] (SEAL)
JASON O. LEWIS

[Signature] (SEAL)
LAUREN A. LEWIS

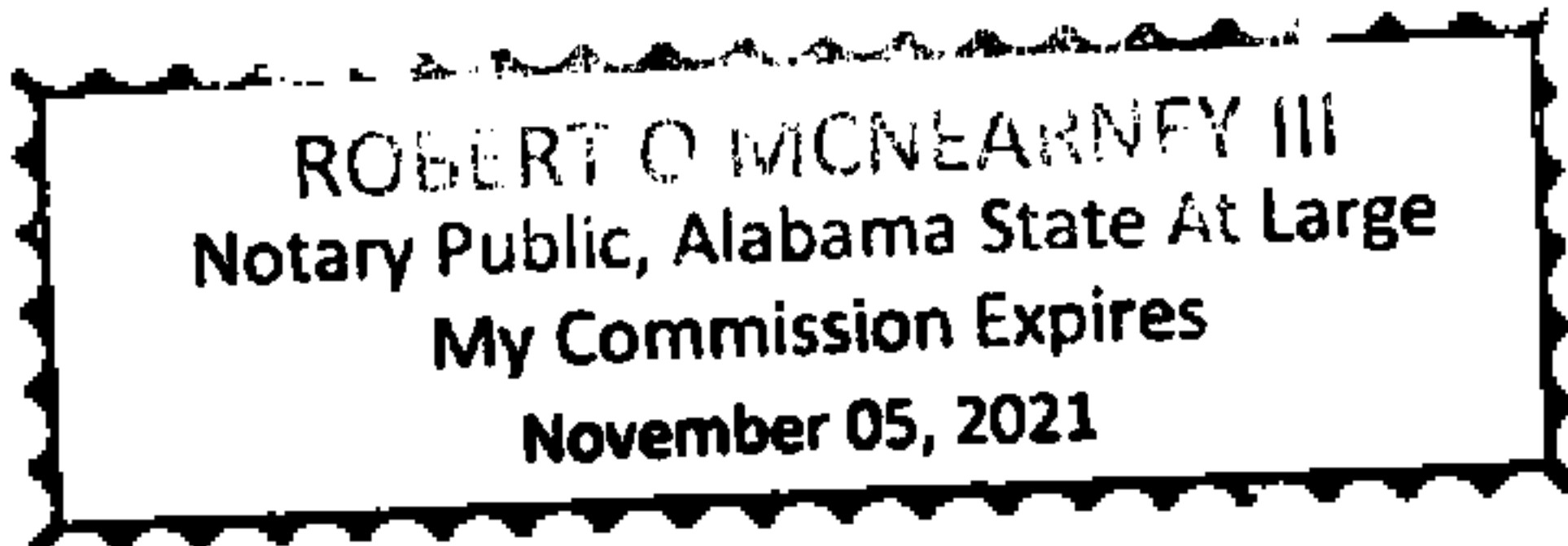
State of ALABAMA
County Of JEFFERSON

I, the undersigned, a Notary Public in and for said County, in said State, hereby certify that, Jason O. Lewis and his wife Lauren A. Lewis, 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 15 day of January, 2019.

My commission expires:

[Signature]
NOTARY PUBLIC



**EXHIBIT "A"
LEGAL DESCRIPTION**

File No.: 18-9428

Unit 1102, Building II, in the Lofts at Edenton, a Condominium, as established by that certain Declaration of Condominium, which is recorded in Instrument 20100225000056160, in the Probate Office of Shelby County, Alabama, and First Amendment to Declaration as recorded in Instrument 20100330000095330, and the Second Amendment to the Declaration as recorded in Instrument 20100423000123550, and any amendments thereto, to which Declaration of Condominium, as recorded in the Condominium Plat of The Lofts at Edenton, a condominium, in Map Book 41, Page 110, and on the 1st Amended Plat of The Lofts at Edenton, a condominium, in Map Book 41, Page 116, and on the 2nd Amended Plat of The Lofts at Edenton, a condominium, in Map Book 41, Page 121, and any future amendments thereto, Articles of Incorporation of The Lofts at Edenton Condominium Association, Inc. as recorded in Instrument 20100115000015270, in the Office of the Judge of Probate of Shelby County, Alabama, and to which said Declaration of Condominium the By-Laws of The Lofts at Edenton Condominium Association, Inc. are attached as Exhibit "A" thereto, together with an undivided interest in the Common Elements assigned to said Unit, by said Second Amendment to Declaration of Condominium set out.

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

The proceeds of this loan have been applied to the purchase price of the property herein conveyed to mortgagors simultaneously herewith.



Filed and Recorded
Official Public Records
Judge of Probate, Shelby County Alabama, County
Clerk
Shelby County, AL
01/17/2019 01:06:37 PM
\$42.00 CHERRY
20190117000019290

Allie S. Bayl