

THIS INSTRUMENT PREPARED BY:
Glenn E. Estess, Jr., Esq.
Wallace, Jordan, Ratliff & Brandt, LLC
800 Shades Creek Parkway, Ste 400
Birmingham, Alabama 35209

SEND TAX NOTICE TO:
Walter R. Barron
153 Chestnut Lane
Helena, Alabama 35080

Tax Assessor's Property Value: \$511,360
Address of Property: 153 Chestnut Lane
Helena, Alabama 35080
Parcel I.D.: 12 6 23 0 000 001.043
Source of Title: Instrument #: 20120720000260770

WARRANTY DEED

STATE OF ALABAMA)
SHELBY COUNTY)

TITLE NOT EXAMINED

KNOW ALL MEN BY THESE PRESENTS, That in consideration of the sum of Ten Dollars (\$10) to the undersigned Grantor, in hand paid by the Grantee herein, the receipt whereof being hereby acknowledged Walter R. Barron, Timothy Roy Barron, and Ted Lane Barron, as Trustees of the **Family Trust created under the Last Will and Testament of Theo T. Barron**, also known as Theo Thompson Barron and Thedasia Thompson Barron, (herein the "Family Trust"), with a current address of 153 Chestnut Lane, Helena, Alabama 35080 (herein referred to as the "Grantor") do grant, bargain, sell and convey unto **Walter R. Barron**, (herein referred to as the "Grantee"), whose current address is with a current address of 153 Chestnut Lane, Helena, Alabama 35080, the following described real estate situated in Shelby County, Alabama, to-wit:

Lot 28, according to the Survey of Chestnut Glen - Phase Two, as recorded in Map Book 13, Page 17, in the Probate Office of Shelby County, Alabama.


Subject to ad valorem taxes due October, 2019, a lien, but not yet payable.

Subject to all easements, encumbrances, restrictions and rights of way of record.

TO HAVE AND TO HOLD, to the said Grantee, his heirs, personal representatives, and assigns, forever.

And Grantor does for itself and for its successors and assigns covenant with the said Grantee, his heirs, personal representatives, and assigns, that it is lawfully seized in fee simple

Shelby County, AL 07/01/2019
State of Alabama
Deed Tax: \$511.50


20190701000233240 1/4 \$535.50
Shelby Cnty Judge of Probate, AL
07/01/2019 09:23:44 AM FILED/CERT

of said premises; that they are free from all encumbrances, unless otherwise noted above; that it has a good right to sell and convey the same as aforesaid; that it will and its successors and assigns shall warrant and defend the same to the said Grantee, his heirs, personal representatives, and assigns forever, against the lawful claims of all persons.

IN WITNESS WHEREOF, Grantor has hereunto set its hand and seal this the 11th day of June, 2019

FAMILY TRUST C/U THE LAST
WILL AND TESTAMENT OF
THEO T. BARRON

By: Walter R. Barron
Walter R. Barron
Its: Trustee

STATE OF ALABAMA)
Jefferson COUNTY)

I, the undersigned authority, a Notary Public in and for said State in said County, hereby certify that **Walter R. Barron**, whose name, as Trustee of the Family Trust created under the Last Will and Testament of Theo T. Barron, is signed to the foregoing conveyance, and who is known to me, acknowledged before me on this day that, being informed of the contents of said instrument, he executed the same voluntarily in his official capacity as such Trustee on the day the same bears date.

Given under my hand and official seal this the 11th day of June, 2019.



Connie Standridge
NOTARY PUBLIC
My Commission Expires: 7-19-22

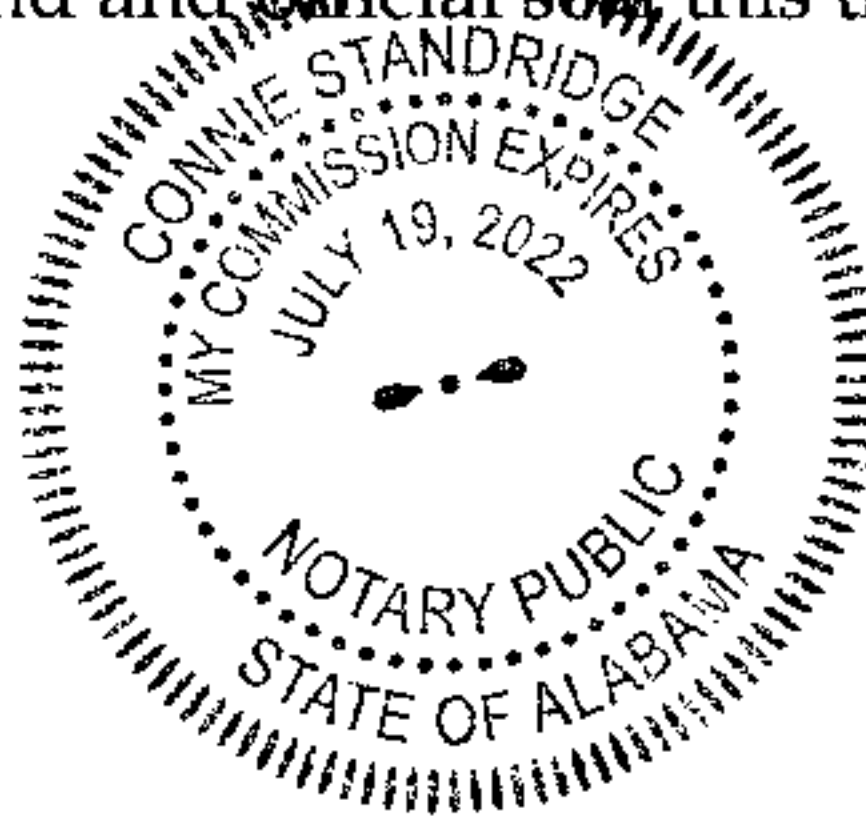
FAMILY TRUST C/U THE LAST
WILL AND TESTAMENT OF
THEO T. BARRON

By: Ted Lane Barron
Ted Lane Barron
Its: Trustee

STATE OF ALABAMA)
Jefferson COUNTY)

I, the undersigned authority, a Notary Public in and for said State in said County, hereby certify that **Ted Lane Barron**, whose name, as Trustee of the Family Trust created under the Last Will and Testament of Theo T. Barron, is signed to the foregoing conveyance, and who is known to me, acknowledged before me on this day that, being informed of the contents of said instrument, he executed the same voluntarily in his official capacity as such Trustee on the day the same bears date.

Given under my hand and official seal this the 11th day of June, 2019.



Connie Standridge
NOTARY PUBLIC
My Commission Expires: 7-19-22

FAMILY TRUST C/U THE LAST
WILL AND TESTAMENT OF
THEO T. BARRON

By: [Signature]
Timothy Roy Barron
Its: Trustee

STATE OF ALABAMA)
Jefferson COUNTY)

I, the undersigned authority, a Notary Public in and for said State in said County, hereby certify that **Timothy Roy Barron**, whose name, as Trustee of the Family Trust created under the Last Will and Testament of Theo T. Barron, is signed to the foregoing conveyance, and who is known to me, acknowledged before me on this day that, being informed of the contents of said instrument, he executed the same voluntarily in his official capacity as such Trustee on the day the same bears date.

Given under my hand and official seal this the 11th day of June, 2019.



[Signature]
NOTARY PUBLIC
My Commission Expires: 7-19-22