

This Instrument was Prepared by:

Lauren N. Smith, Esquire
For National Title & Appraisal, Inc
2880 Crestwood Blvd
Irondale, AL 35210
File No.: 197593

Send Tax Notice To: Adam W. Bailey
Ashaunte T. Gaillard
245 Vineyard Lane
Birmingham, AL 35242

20191104000406130

11/04/2019 08:35:15 AM

DEEDS 1/2

WARRANTY DEED
JOINTLY FOR LIFE WITH REMAINDER TO SURVIVOR

State of Alabama

} Know All Men by These Presents:

County of Shelby

That in consideration of the sum of **Two Hundred Seventy Thousand Dollars and No Cents (\$270,000.00)**, 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, **McKenna S. Supak and Andrew A. Supak, a married couple, whose mailing address is 1010 18th ST. S, BIRMINGHAM AL 35205** (herein referred to as Grantor, whether one or more), grant, bargain, sell and convey unto **Adam W. Bailey and Ashaunte T. Gaillard, whose mailing address is 245 Vineyard Lane, 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 **245 Vineyard Ln., Birmingham, AL 35242**; to wit;

Lot 73, according to the Survey of Villas Belvedere, as recorded in Map Book 29, Page 27A and 27B, in the Probate Office 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.

\$256,500.00 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 1st day of November, 2019.



McKenna S. Supak



Andrew A. Supak

State of Alabama

County of Jefferson

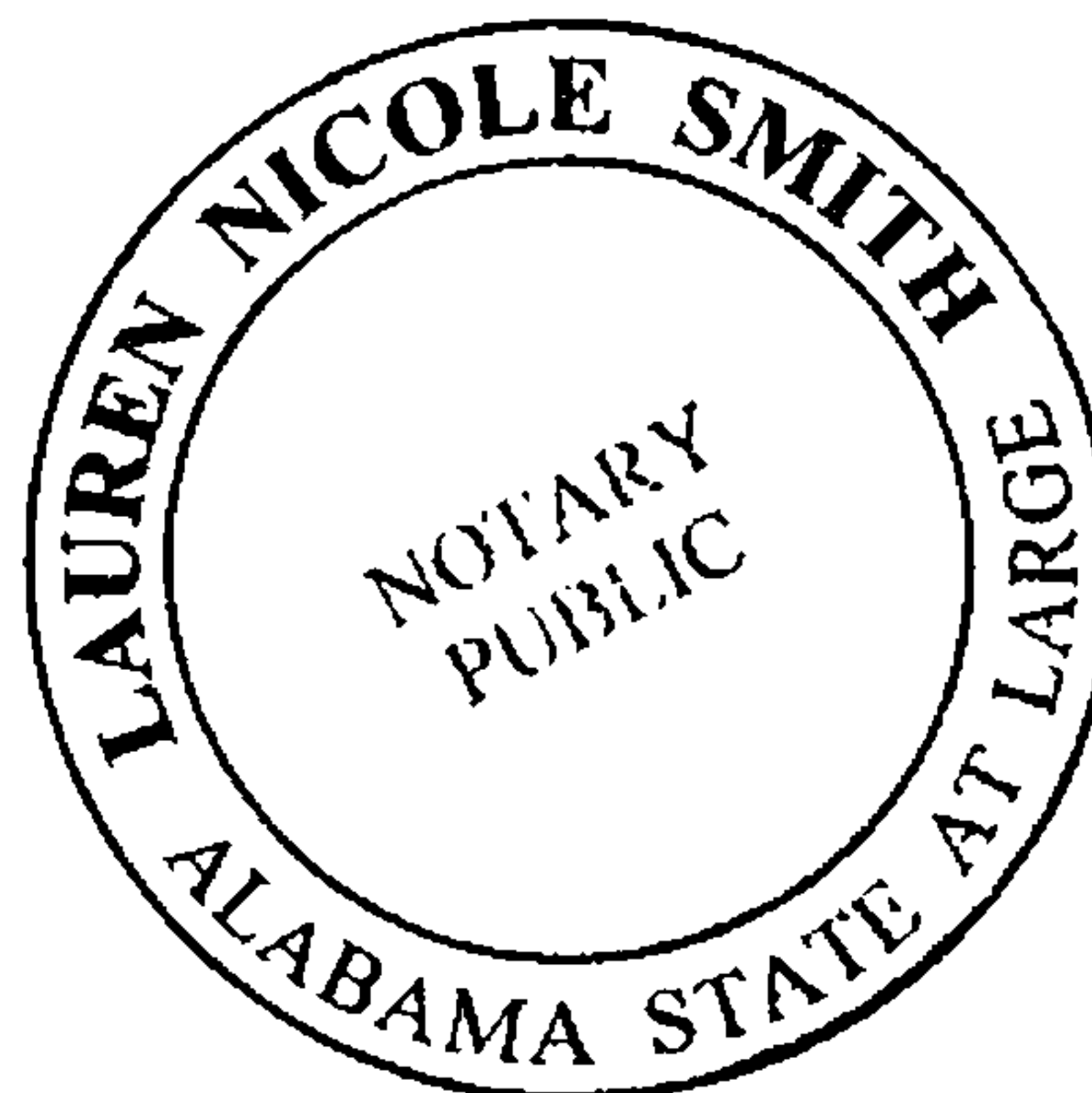
20191104000406130 11/04/2019 08:35:15 AM DEEDS 2/2

I, Lauren Nicole Smith, a Notary Public in and for the said County in said State, hereby certify that McKenna S. Supak and Andrew A. Supak, 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 1st day of November, 2019.

Lauren Nicole Smith
Notary Public, State of Alabama

My Commission Expires: 2/2/20



Filed and Recorded
Official Public Records
Judge of Probate, Shelby County Alabama, County
Clerk
Shelby County, AL
11/04/2019 08:35:15 AM
\$295.00 CHERRY
20191104000406130

Allie S. Bayl