

20191226000476910
12/26/2019 01:26:04 PM
DEEDS 1/4

Return to:

Grantor Address/ Send Future Tax Notices:
3316 Blue Bell Lane
Birmingham, AL 35242 -3924

WARRANTY DEED 66585888-5334208

**STATE OF ALABAMA
COUNTY OF SHELBY**

KNOW ALL MEN BY THESE PRESENTS:

That for and in consideration of Ten Dollars (\$10.00) and other valuable consideration, to the undersigned Grantor, Tara S. Lee, a single woman, in hand paid by the Grantee herein, the receipt of which is hereby acknowledged by said Grantor, Grantor does, by these presents grant, bargain, sell, convey and generally warrant to John Lee and Laurie Jeanne Skellie, husband and wife, herein referred to as Grantee, together with every contingent remainder, right of reversion, in fee simple, as Joint Tenants with full rights of survivorship the following described real estate, to-wit:

Tax Id Number(s): 10 1 02 0 002 025.000 Land situated in the County of Shelby in the State of AL LOT 5, BLOCK 8, ACCORDING TO THE SURVEY OF KERRY DOWNS, A SUBDIVISION OF INVERNESS, AS RECORDED IN MAP BOOK 5, PAGES 135 A AND B AND 136, IN THE OFFICE OF THE JUDGE OF PROBATE OF SHELBY COUNTY, ALABAMA.

Prior Deed Reference: BY DEED FROM JOHN LEE, A SINGLE MAN TO TARA S. LEE, A SINGLE WOMAN, DATED JANUARY 26, 2017, RECORDED MARCH 21, 2017 IN DEED INSTRUMENT NO. 20170321000094620

Commonly Known As:

3316 Blue Bell Lane
Birmingham, AL 35242 -3924

Fair Market Value: \$270,000

The total property herein conveyed and being conveyed together with all and singular, the buildings, rights, tenements, hereditaments and appurtenances thereunto belonging or in anywise appertaining.

The above conveyance includes all structures presently built, constructed, or set on the above described property.

This conveyance is made subject to all restrictions, reservations, easements, and rights-of way of record affecting this title to the above described property.


The above described property is the homestead of Grantors.

The scrivener makes no warranties, nor does he express an opinion, as to the Grantor's title, or lack thereof. The description was provided by Amrock.

In all references herein to any parties, persons, entities or corporations, the use of any particular Gender or the plural or singular number is intended to include the appropriate gender or number As the text of the within instrument may require.

IN WITNESS WHEREOF, the said Grantor, who is authorized to execute this conveyance hereto sets its signature and seal, this the 16 day of December, 2019.


GRANTOR:

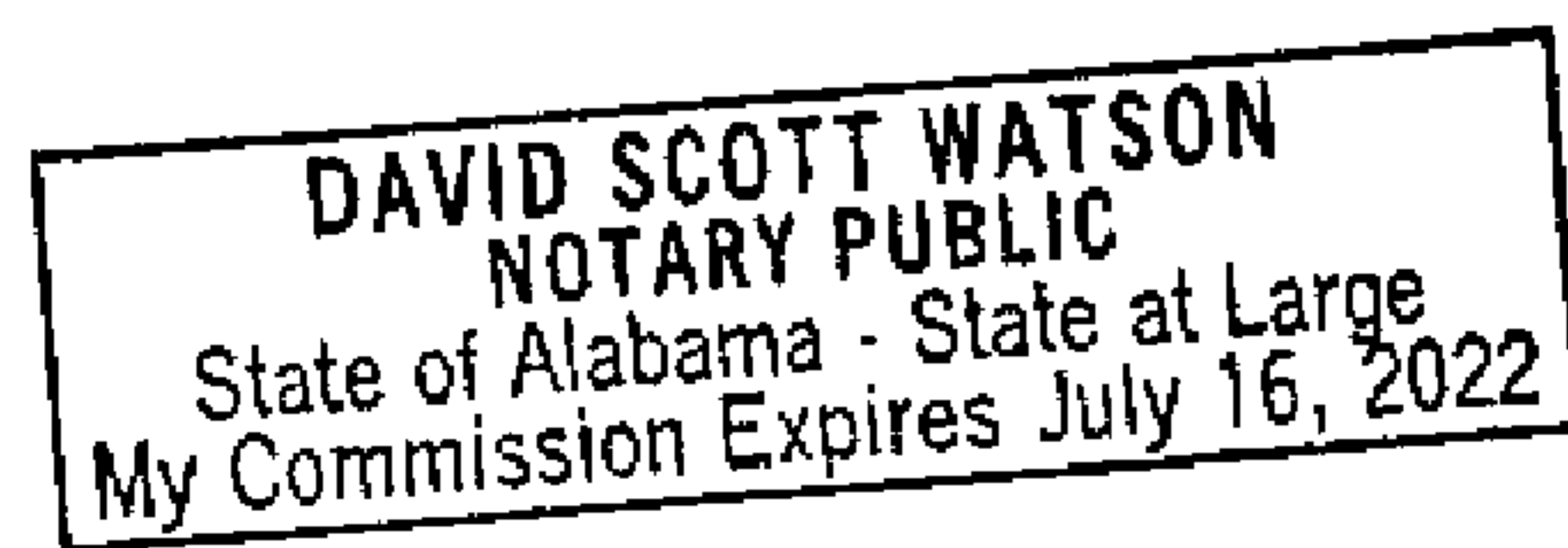

Tara S. Lee

STATE OF Alabama)
COUNTY OF _____)

I, David Scott Watson, a Notary Public for the State of Alabama, do hereby certify that Tara S. Lee, whose name 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 conveyance, executed the same voluntarily on the day the same bears date.

Given under my hand this the 16 day of December, 2019.


(NOTARY SEAL) Notary Public
My commission expires: July 16, 2022

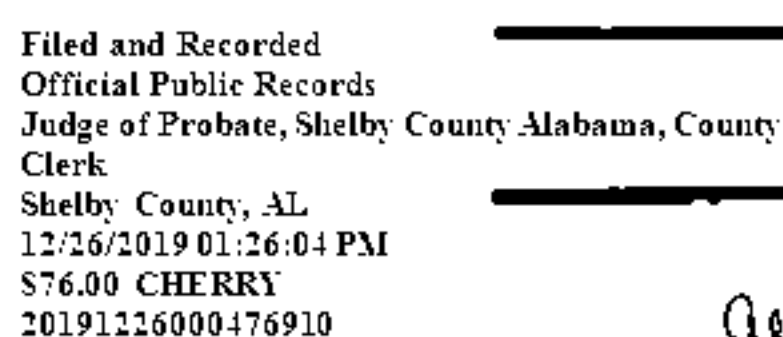


This instrument was prepared by:
Lauren Sonnier (AL Bar ID: DUV002)
Law Offices of Lauren Sonnier, PLLC
(without benefit of title search)
P. O. Box 1516
Ocean Springs, MS 39566
228-327-1424

This Document must be filed in accordance with Code of Alabama 1975, Section 40-22-1

Grantee's Name John Lee and Laurie Jeanne Skellie
Mailing Address 401 22nd Ct S
Birmingham, AL 35205

or
Assessor's Market Value \$



Allen S. Bayl

<input type="checkbox"/>	Appraisal
<input type="checkbox"/>	Other

Instructions

Tara S. Lee
(Grantor/Grantee/Owner/Agent) circle one

eForms