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Prepared by:
JUL ANN McLEOD, Esq.
McLeod & Associates, LLC
1980 Braddock Drive
Hoover, AL 35226

Send Tax Notice to: **DEEDS 1/3**Gregory B. Burleson & Glenda C. Burleson
273 High Ridge Drive
Pelham, AL 35124

STATE OF ALABAMA	<b>\</b>
	) JOINT WITH RIGHT OF SURVIVORSHIP
COUNTY OF SHELBY	) WARRANTY DEED

KNOW ALL MEN BY THESE PRESENTS: That, for and in consideration of ONE HUNDRED EIGHTY-SEVEN THOUSAND FIVE HUNDRED AND NO/100 DOLLARS (\$187,500.00) and other good and valuable consideration, this day in hand paid to the undersigned Grantors, MICHAEL A. SULLENTRUP and LAURA S. SULLENTRUP, husband and wife (hereinafter referred to as Grantors), the receipt whereof is hereby acknowledged, the Grantors do hereby give, grant, bargain, sell and convey unto the Grantees, GREGORY B. BURLESON and GLENDA C. BURLESON (hereinafter referred to as Grantees), for and during their joint lives and upon the death of either, then to the survivor of them in fee simple, together with every contingent remainder and right of reversion, their heirs and assigns, the following described Real Estate, lying and being in the County of Shelby, State of Alabama, to-wit:

Lot 131, according to the Final Plat of High Ridge Village Phase 7, as recorded in Map Book 31, Page 39, in the Probate Office of Shelby County, Alabama.

Subject to rights-of-way, covenants, restrictions, easements, agreements, setback lines, reservations, mineral/mining rights, and declarations of record, if any.

\$168,750.00 of the above-recited consideration is being paid with proceeds from a purchase money mortgage being recorded simultaneously herewith.

TO HAVE AND TO HOLD, the tract or parcel of land above described together with all and singular rights, privileges, tenements, appurtenances, and improvements unto 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, their heirs and assigns forever.

And said Grantors, for said Grantors, their heirs, successors, executors and administrators, covenant with Grantees, and with their heirs and assigns, that Grantors are lawfully seized in fee simple of the said Real Estate; that said Real Estate is free and clear from all Liens and Encumbrances, except as hereinabove set forth, and except for taxes due for the current and subsequent years, which are not yet due and payable; and that Grantors will, and their heirs, executors and administrators shall, warrant and defend the same to said Grantees, and their heirs and assigns, forever against the lawful claims of all persons.

## 20200302000081670 03/02/2020 12:20:56 PM DEEDS 2/3

IN WITNESS WHEREOF, said Grantors have hereunto set their hand and seal this the 27th day of February, 2020.

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MICHAEL A. SULLENTRUP	
All Sal	
LAURA S. SULLENTRUP	The state of the s
STATE OF ALABAMA	)
COUNTY OF JEFFERSON	)

I, the undersigned, a Notary Public, in and for said County and State, hereby certify that MICHAEL A. SULLENTRUP and LAURA S. SULLENTRUP, whose names are signed to the foregoing conveyance and who are known to me, acknowledged before me on this day that, being informed of the contents of the instrument, they executed the same voluntarily on the day the same bears date.

IN WITNESS WHEREOF, I have hereunto set my hand and seal this the 27th day of February, 2020.

NOTARY PUBLIC

My commission expires;

ABAMA S

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

Grant	or's Name	MICHAEL A. SULLENTRUP and LAURA S. SULLENTRUP	Grantee's Nam	GREGORY B. BURLESON and eGLENDA C. BURLESON
Mailin	g Address	273 HIGH RIDGE DRIVE PELHAM, AL 35124	Mailing Addres	ss273 HIGH RIDGE DRIVE PELHAM, AL 35124
Prope	rty Address	273 HIGH RIDGE DRIVE PELHAM, AL 35124	Date of Sale February 27, 2020	
			Total Purchase Price	e\$187,500.00
			or A = 4 = -1 > 7 = 1 = -1	A.
			Actual Value	<b>\$</b>
			or Assessor's Market Valu	e <b>\$</b>
		e or actual value claimed on this form ca of documentary evidence is not required		ng documentary evidence: (check
E	Bill of Sale		Appraisal	
******************	Sales Contrac	 	Other	
<u>X</u> _C	Closing State	ment		······································
	conveyance of form is not r	document presented for recordation con equired.	tains all of the required info	ormation referenced above, the filing
		Inst	ructions	
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Grante conve	1	d mailing address - provide the name of	f the person or persons to	whom interest to property is being
		the physical address of the property bei erty was conveyed.	ng conveyed, if available. I	Date of Sale - the date on which
		e - the total amount paid for the purchasted for record.	se of the property, both rea	al and personal, being conveyed by
instrur	value - if the nent offered t market valu	property is not being sold, the true valu for record. This may be evidenced by ar ie.	e of the property, both real appraisal conducted by a	and personal, being conveyed by the licensed appraiser or the assessor's
valuati	on, of the pro	ed and the value must be determined, to perty as determined by the local official used and the taxpayer will be penalize	charged with the responsi	ibility of valuing property for property
further	understand	of my knowledge and belief that the info that any false statements claimed on thi <u>975</u> § 40-22-1 (h).		
Date	February 2	7, 2020	Print Malzolm S. McLe	<u>3Qd</u>
	Unattested		Sign	
		(verified by)		antee/Owner/Agent) circle one
		Filed and Records	A	The state of the s



Filed and Recorded
Official Public Records
Judge of Probate, Shelby County Alabama, County
Clerk
Shelby County, AL
03/02/2020 12:20:56 PM

Shelby County, AL 03/02/2020 12:20:56 PM \$47.00 CHARITY 20200302000081670

