

Send Tax Notice to:

Antwan Bryant and Elizabeth Bryant  
787 Crider Road  
Maylene, AL 35114

20200804000329710  
08/04/2020 11:25:49 AM  
DEEDS 1/2

[Space Above This Line for Recording Data]

**SURVIVORSHIP WARRANTY DEED**

**STATE OF ALABAMA**

**COUNTY OF SHELBY**

**KNOW BY ALL MEN THESE PRESENTS:**

That in consideration of **Two Hundred Thirty Three Thousand and 00/100 Dollars (\$233,000.00)** 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 where is acknowledged. I or we, **Avigdor Yankovich, a single man, by his attorney in fact Cassidy Bates Dierdorf** (herein referred to as grantor, whether one or more) whose mailing address is 2180 Enclave Mill Dr Dacula Ga 30099 grant, bargain, sell and convey unto **Antwan Bryant and Elizabeth Bryant** (herein referred to as grantees) whose mailing address **787 Crider Road, Maylene, AL 35114**, for and during their joint lives as joint tenants and upon the death of either of them, then to the survivor of them in fee simple, together with every contingent remainder and right of reversion, the following described real estate, situated in **Shelby County, Alabama, having an address 787 Crider Road, Maylene, AL 35114**o wit:

LOT 125, ACCORDING TO THE SURVEY OF LACEYS GROVE, PHASE 2, AS RECORDED IN MAP BOOK 38, PAGE 19, IN THE PROBATE OFFICE OF SHELBY COUNTY, ALABAMA

Subject to ad valorem taxes for the current year, and subsequent years.  
Subject to restrictions, reservations, conditions, and easement of record  
Subject to any minerals or mineral rights leased, granted or retained by prior owners.

\$228,779.00 of the consideration recited above were paid from a mortgage loan closed simultaneously herewith

**To Have and To Hold** to the said grantees, for and during their joint lives as joint tenants and upon the death of either of them, then to the survivorship of them in fee simple, and to the heirs and assigns of such survivor forever, together with every contingent remainder and right of reversion. I (we) do, for myself (ourselves) and for my (our) heirs, executors and administrators, covenant with 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 stated 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**, I (we) have hereunto set my (our) hand(s) and seal(s) this the 30<sup>th</sup> day of July, 2020

Avigdor Yankovich by Cassidy Bates Dierdorf, his Attorney in Fact  
Avigdor Yankovich, by Cassidy Bates Dierdorf, his attorney in fact

STATE OF CA

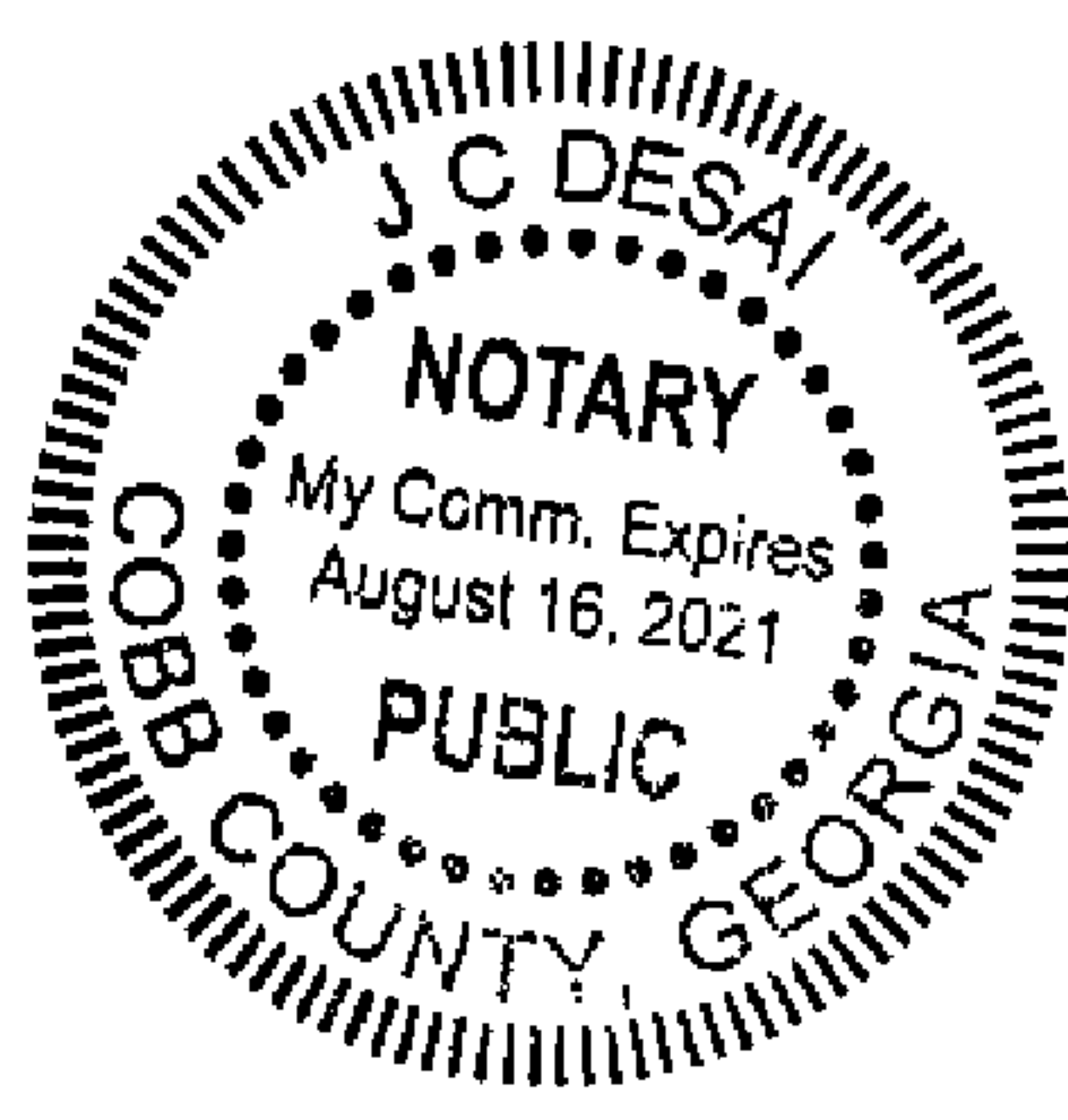
Cobb County COUNTY

I, J. C. DESAI, a Notary Public in and for said county in said state, hereby certify that Avigdor Yankovich, by his attorney in fact Cassidy Bates Dierdorf 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 this conveyance, he/she/they in his capacity as attorney in fact for Avigdor Yankovich and with full authority executed the same voluntarily for themselves.

WITNESS my hand and official seal in the county and state aforesaid this the 30th day of July, 2020

My Commission Expires: 08-16-2021

*[Signature]*  
Notary Public



(SEAL)

This instrument was prepared by:  
Jack R. Thompson, Jr.  
Law Office of Jack R. Thompson, Jr, LLC  
(205) 410-7591  
416 Yorkshire Drive  
Birmingham, AL 35209  
(205) 410-7591

ATB 1700



Filed and Recorded  
Official Public Records  
Judge of Probate, Shelby County Alabama, County  
Clerk  
Shelby County, AL  
08/04/2020 11:25:49 AM  
\$29.50 MISTI  
20200804000329710

*Ally S. Beyl*