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10/02/2020 01:32:22 PM

DEEDS 1/2

This Instrument Prepared by:

SEND TAX NOTICE TO:

Jack R. Thompson, Jr.
Law Office of Jack R. Thompson, Jr. LLC
416 Yorkshire Drive
Birmingham, AL 35209
FILE NO. ATB 1859

Gregory T. White
907 5th Ave. N.W.
Alabaster, AL 35007

[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 Five Thousand Dollars and 00/100 Dollars (\$235,000.00)** 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, **Timothy P. Thomas and Britney N. Thomas, a married couple** whose mailing address is:

244 Forest Parkway Alabaster AL 35007;
(herein referred to as grantor, whether one or more), grant, bargain, sell and convey unto **Gregory T. White and Lauren M. White** whose mailing address 907 5th Ave. N.W. Alabaster AL 35007,

(herein referred to as grantees), 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 a property address of 907 5th Avenue N.W., Alabaster, AL 35007 to wit:

Lot 2, according to the Survey of Hamlet, 4th Sector, as recorded in Map Book 9, Page 22, in the Office of the Judge of Probate of Shelby County, Alabama; being situated in 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 prior reservation or conveyance, together with release of damages, of minerals of every kind and character, including but not limited to oil, gas, sand, limestone, and gravel in, on, and under subject property.

\$211,500.00 of the consideration recited above was paid from a Purchase Money Mortgage executed 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 30th day of September, 2020.


Timothy P. Thomas


Britney N. Thomas

STATE OF ALABAMA
COUNTY OF JEFFERSON

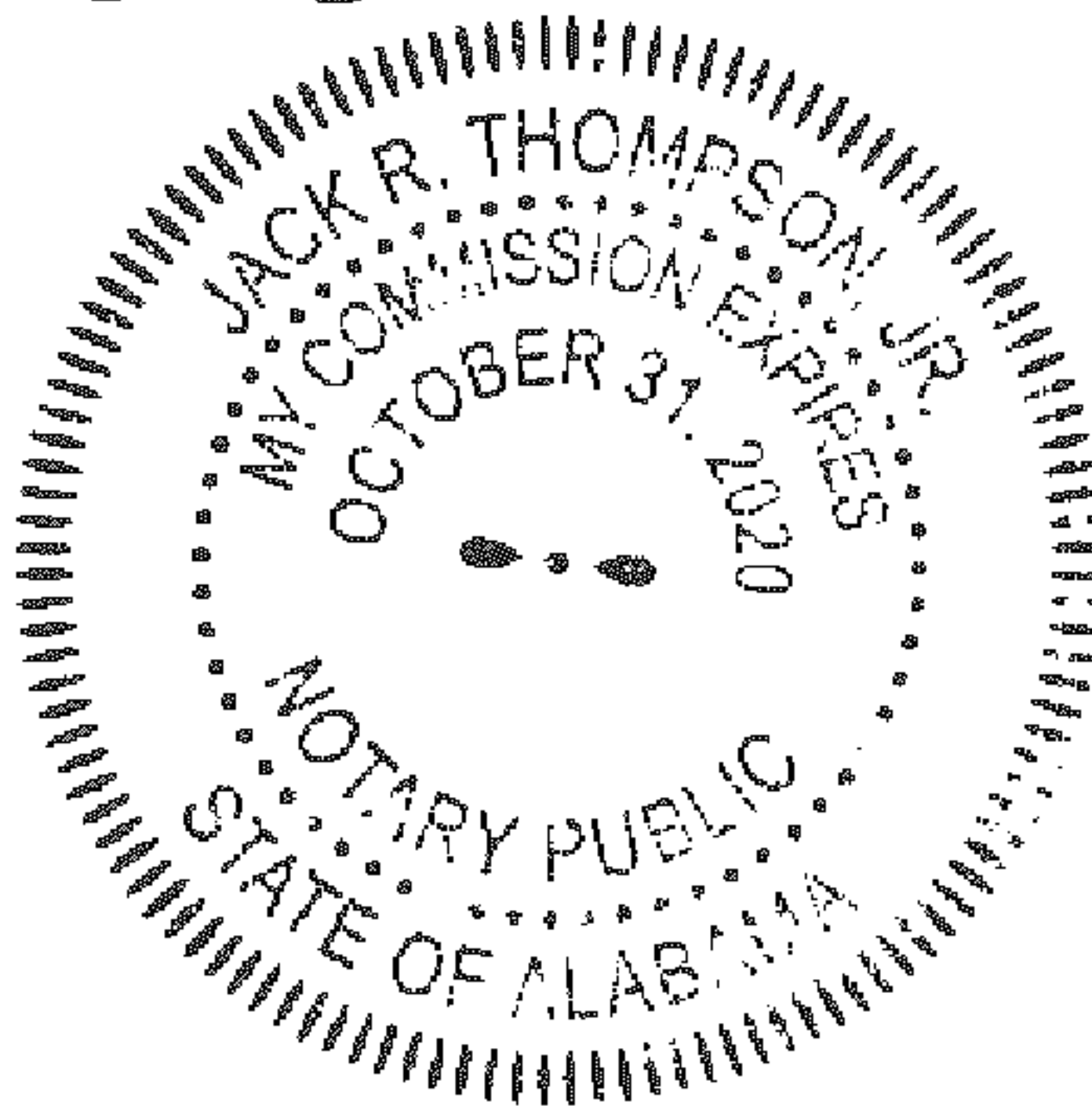
I, Jack R. Thompson Jr., a Notary Public in and for said county in said state, hereby certify that **Timothy P. Thomas and Britney N. Thomas** whose name is (are) signed to the foregoing conveyance and who is (are) known to me, acknowledged before me on this day that, being informed of the contents of this conveyance, he, she, they executed the same voluntarily.

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

My Commission Expires 10/31/2020


Notary Public

(SEAL)



Filed and Recorded
Official Public Records
Judge of Probate, Shelby County Alabama, County
Clerk
Shelby County, AL
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\$48.50 CHERRY
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