

INSTRUMENT PREPARED WITHOUT BENEFIT OF TITLE SEARCH

This instrument was prepared by:  
Cassy L. Bingham Dailey  
Attorney at Law  
3156 Pelham Parkway, Suite 2  
Pelham, AL 35124

(205) 624-2121

Send Tax Notice to:  
Benjamin S. Wyrosdick  
Sara N. Wyrosdick  
100 Windsor Lane  
Pelham, AL 35124

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QUIT CLAIM DEED

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STATE OF ALABAMA  
COUTY OF SHELBY

KNOW ALL MEN BY THESE PRESENTS, That in consideration of Ten Dollars and Other Good and Valuable Consideration (\$10.00) to **Benjamin S. Wyrosdick and Sara N. Wyrosdick, husband and wife**, the "Grantor" herein, in hand paid by **Benjamin S. Wyrosdick and Sara N. Wyrosdick, as joint tenants with right of survivorship**, the "Grantee" herein, the receipt whereof is hereby acknowledged, Grantor does hereby remise, release, quit claim and convey to the said Grantee all their right, title, interest, and claim in or to the following described real estate, to wit:

Lot 327, according to the Map and Survey of Weatherly Wixford Moor, Sector 24, recorded in Map Book 20, Page 144, in the Office of the Judge of Probate of Shelby County, Alabama.

- Mineral and mining rights excepted.
- Subject to existing easements, restrictions, encumbrances, rights of way, limitations, if any, of record.
- Subject to ad valorem taxes for the current year.
- \*\*\*\*\***LIFE ESTATE RESERVED FOR TERRY FOOTE**

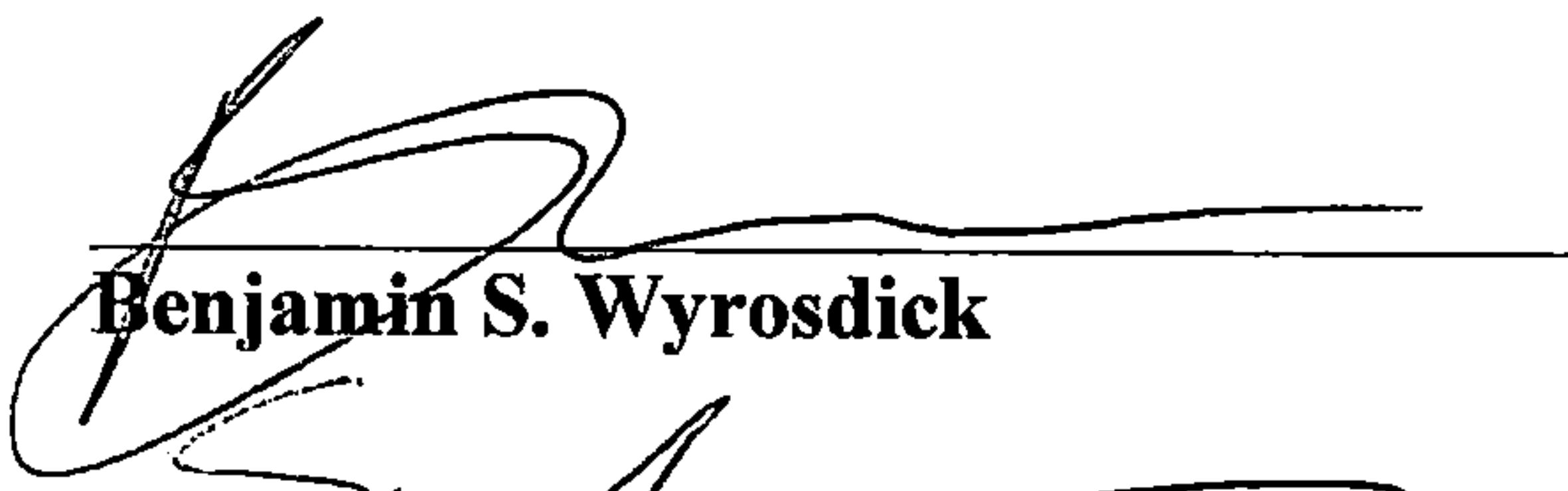
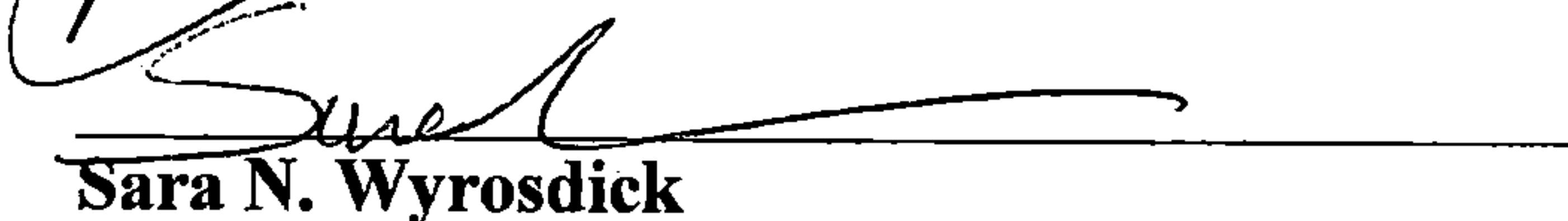
Situated in **Shelby County, Alabama**.

TO HAVE AND TO HOLD to the said Benjamin S. Wyrosdick and Sara N. Wyrosdick and Grantee's heirs and assigns forever.

Given under my hand and seal this 7 day of October, 2020.

Shelby County, AL 10/07/2020  
State of Alabama  
Deed Tax:\$75.00

  
20201007000455460 1/2 \$101.00  
Shelby Cnty Judge of Probate, AL  
10/07/2020 12:49:46 PM FILED/CERT

  
**Benjamin S. Wyrosdick**  
  
**Sara N. Wyrosdick**

STATE OF ALABAMA )  
JEFFERSON COUNTY )

I, the undersigned authority, a Notary Public in and for said County, in said State, hereby certify **Benjamin S. Wyrosdick and Sara N. Wyrosdick**, who 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 conveyance, they executed the same voluntarily with full authority on the day that same bears date.

Given under my hand and official seal on the 7 day of October, 2020.

  
\_\_\_\_\_  
**Jessica L. Holland**  
Notary Public  
Commission Expires: 2/22/2022

Property Addresses: 495 Oxford Way, Pelham, AL 35124  
Seller Address: 100 Windsor Lane, Pelham, AL 35124  
Buyer Address: 100 Windsor Lane, Pelham, AL 35124  
Actual Value: \$225,000.00

