

Send tax notice to:
Wendell R. Coleman and Angie M. Coleman
1501 Woodlands Place
Helena, AL 35080
HOV2100066

This instrument prepared by:
S. Kent Stewart
Stewart & Associates, P.C.
3595 Grandview Pkwy, #280
Birmingham, Alabama 35243

State of Alabama
County of Shelby

Tax Assessor's Value: \$402,800.00

WARRANTY DEED

KNOW ALL MEN BY THESE PRESENTS: That in consideration of \$10.00, in hand paid to the undersigned, the receipt whereof is hereby acknowledged, **Wendell R. Coleman and Angie M. Coleman, husband and wife** (the "Grantors"), whose mailing address is: 1501 Woodlands Place, Helena, AL 35080, do hereby grant, bargain, sell, and convey unto **Wendell R. Coleman and Angie M. Coleman** (the "Grantees"), whose mailing address is: 1501 Woodlands Place, Helena, AL 35080, as joint tenants with right of survivorship, the following-described real estate situated in Shelby County, Alabama, to-wit:

Lot 229A, according to a Resurvey of Lots 228, 229, 230, 231, 232 and 233 Final Plat of The Woodlands, Sectors 2, 4 and 5, as recorded in Map Book 30, Page 96, in the Probate Office of Shelby County, Alabama.

SUBJECT TO:

AD VALOREM TAXES DUE OCTOBER 01, 2020 AND THEREAFTER. BUILDING AND SETBACK LINES, RESTRICTIONS, COVENANTS AND CONDITIONS OF RECORD. MINING AND MINERAL RIGHTS EXCEPTED.

***This deed is being recorded for the sole purpose of creating a joint tenancy with right of survivorship.**

TO HAVE AND TO HOLD to Grantees, as joint tenants, with right of survivorship, their heirs, executors, administrators and assigns forever.

The Grantors do for themselves, their heirs and assigns, covenant with Grantees, their heirs, executors, administrators and assigns, that they are lawfully seized in fee simple of said premises; that they are free from all encumbrances except as noted above; that they have a good right to sell and convey the same as aforesaid; and that they will, and their heirs, executors, 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, Grantor(s), **Wendell R. Coleman and Angie M. Coleman**, have hereunto set their signature(s) and seal(s) on February 22, 2021.


Wendell R. Coleman

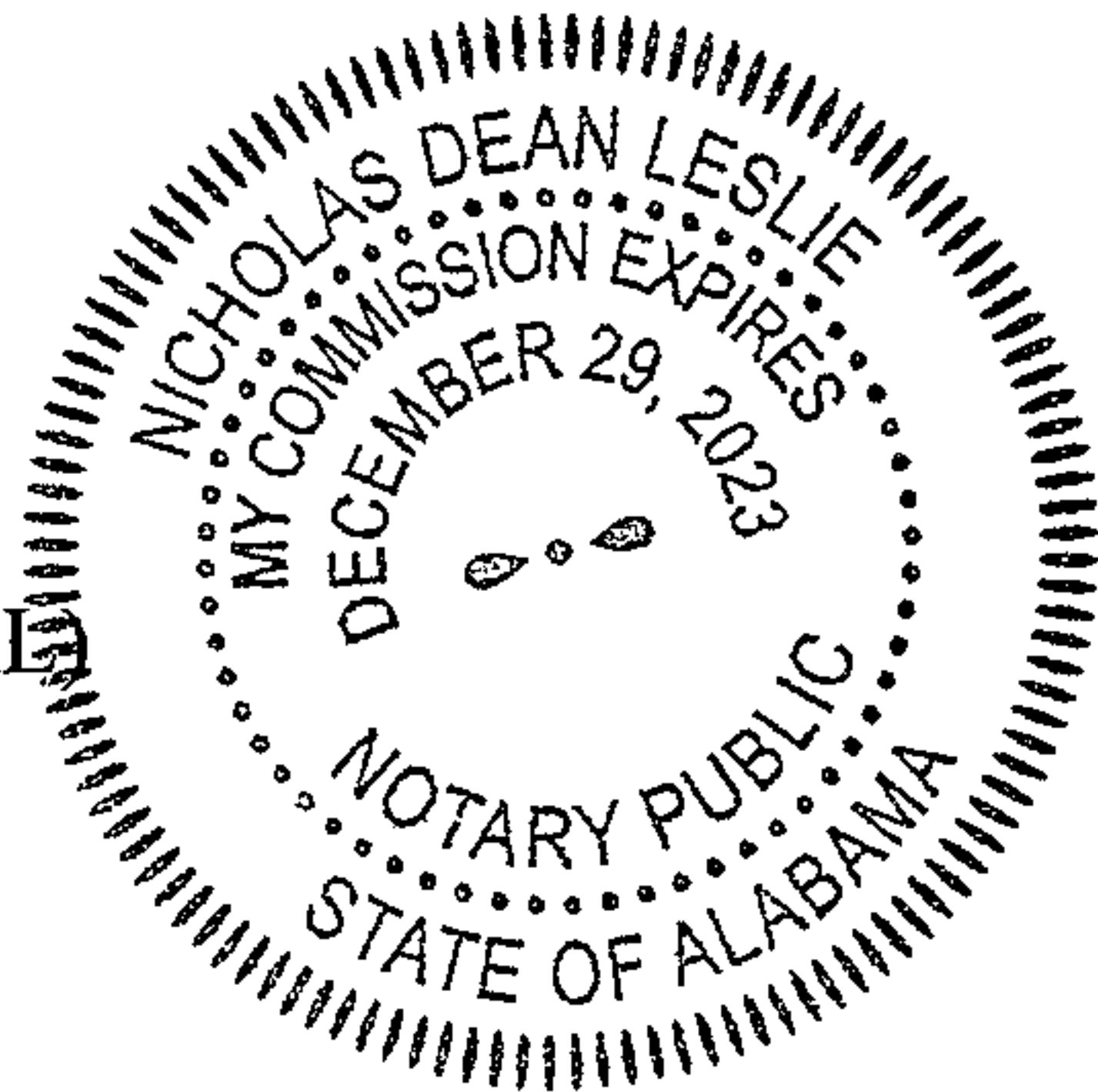

Angie M. Coleman

STATE OF ALABAMA
COUNTY OF JEFFERSON

I, the undersigned, a Notary Public in and for said County, in said State, hereby certify that **Wendell R. Coleman and Angie M. Coleman**, whose name(s) is/are signed to the foregoing instrument, and who is/are known to me, acknowledged before me on this day, that, being informed of the contents of the said instrument, he/she/they executed the same voluntarily on the day the same bears date.

Given under my hand and official seal this the 22nd day of February, 2021.

(NOTARIAL SEAL)




Notary Public
Print Name:
Commission Expires:



Filed and Recorded
Official Public Records
Judge of Probate, Shelby County Alabama, County
Clerk
Shelby County, AL
03/09/2021 11:01:22 AM
\$428.00 CHERRY
20210309000116630

