

Prepared by:
Marcus Hunt
2870 Old Rocky Ridge Rd., Suite 160
Birmingham, AL 35243

Send Tax Notice To:
Daniel Whitaker
Margaret Whitaker
5176 Hollow Log Ln.
Birmingham, AL 35244

WARRANTY DEED JOINT TENANTS WITH RIGHT OF SURVIVORSHIP

State of Alabama
County of Shelby

KNOW ALL MEN BY THESE PRESENTS:
That in consideration of **Two Hundred Seventy Three Thousand Seven Hundred Dollars and No Cents (\$273,700.00)** 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 whereof is acknowledged, I or we

The Heirs at Law of Marc Phillips, deceased, Sarah Wright, widowed, whose address is 3424 Chippenham Cir, Birmingham, AL 35242,
Whitney Thomas, a married person, whose address is 710 Morris Blvd., Homewood, AL 35209, Erin A. Stevens, a married person, whose address is 710 Morris Blvd., Homewood, AL 35209 and Lindsay Parsons, a married person, whose mailing address is 710 Morris Blvd., Homewood, AL 35209

(herein referred to as grantor, whether one or more), grant, bargain, sell and convey unto

Daniel Whitaker and Margaret Whitaker, whose mailing address is:

5176 Hollow Log Ln., Birmingham, AL 35244

(herein referred to as grantees) as joint tenants with right of survivorship, the following described real estate property situated in Shelby County, Alabama, the address of which is: 5176 Hollow Log Ln., Birmingham, AL 35244 to-wit:

Lot 63, according to the Survey of Homestead, Second Sector, as recorded in Map Book 6, Page 74, in the Probate Office of Shelby County, Alabama.

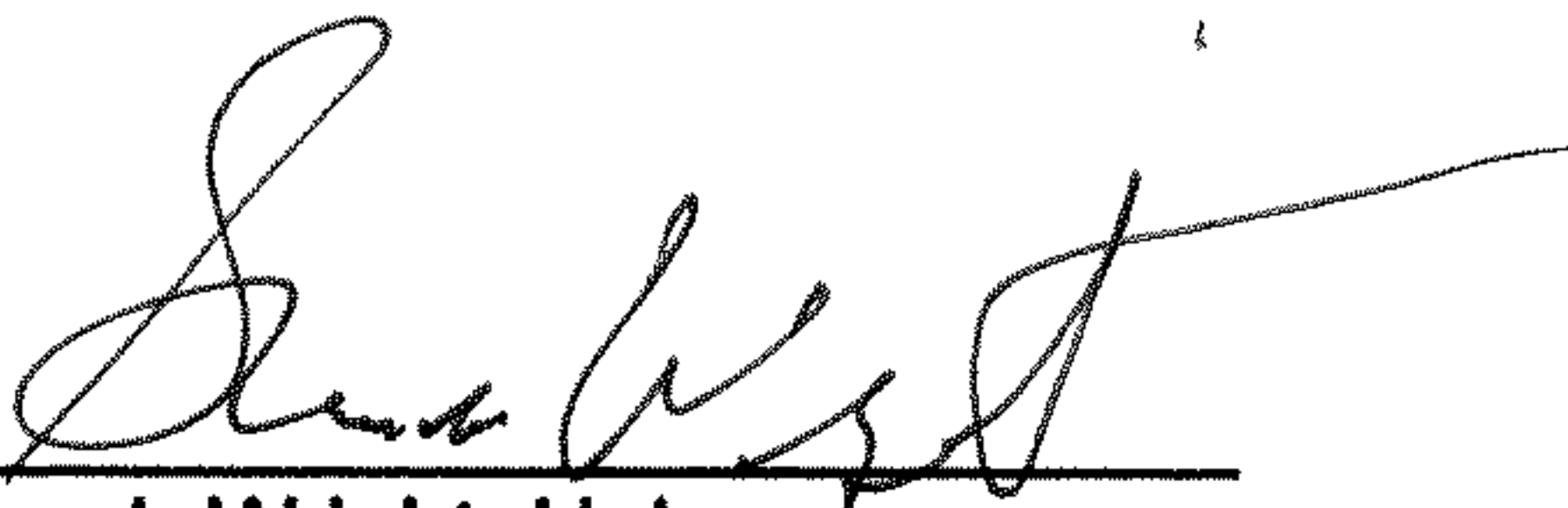
Subject to: All easements, restrictions and rights of way of record.
This property does not constitute the homestead of the Grantors or their spouses.

\$200,000.00 of the above mentioned purchase price was paid for from a mortgage loan which was closed simultaneously herewith.

TO HAVE AND TO HOLD unto the said grantees, as joint tenants with right of survivorship, their heirs and assigns forever; it being the intention of the parties to this conveyance, that (unless joint tenancy hereby created is severed or terminated during the joint lives of the grantees herein) in the event one grantee herein survives the other, the entire interest in fee simple shall pass to the surviving grantee and if one does not survive the other, then the heirs and assigns of the grantees herein shall take as tenants in common.

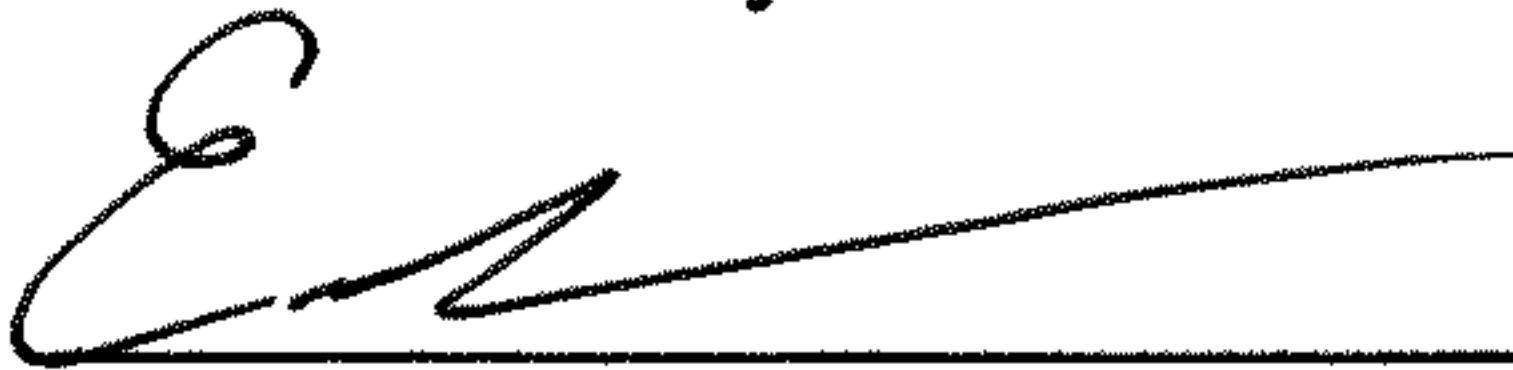
And I (we) do for myself (ourselves) and for my (our) heirs, executors and administrators covenant with the said Grantees, their heirs and assigns, that I am (we are) lawfully seized in fee simple of said premises; that they are free from all encumbrances, unless otherwise noted above; that I (we) have a good right to sell and convey the same as aforesaid; that I (we) will and my (our) heirs, executors and administrators shall warrants and defend the same to the said Grantees, their heirs and assigns forever, against the lawful claims of all persons.

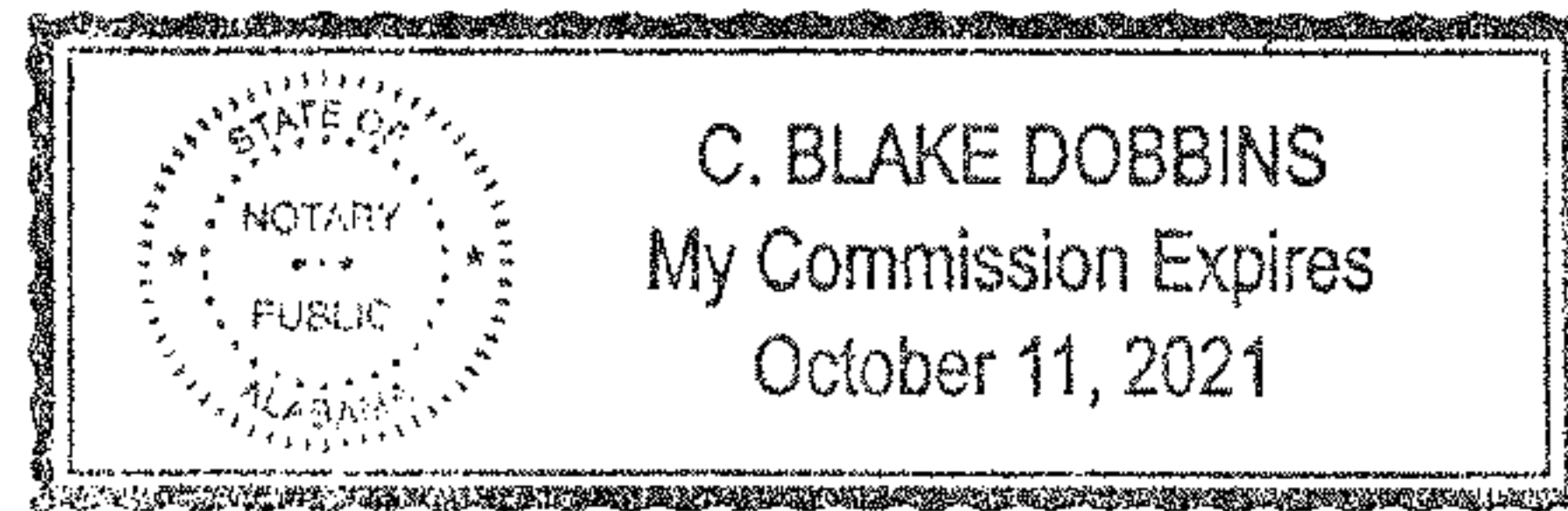
IN WITNESS WHEREOF I(we) have hereunto set my (our) hand(s) and seal(s), this 12th day of March, 2021.


Sarah Wright, Heir

State of Alabama
County of Felton

I, the undersigned, a Notary Public in and for said County, in said State, hereby certify that Sarah Wright, as Heir of Marc Phillips, deceased, 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 the conveyance he/she/they executed the same voluntarily on the day the same bears date. Given under my hand and official seal this the 12th day of March, 2021.


Notary Public, State of
C. Blake Dobbins
Printed Name of Notary
My Commission Expires: _____



IN WITNESS WHEREOF I(we) have hereunto set my (our) hand(s) and seal(s), this _____ day of March, 2021.

Whitney Thomas, Heir

State of _____
County of _____

I, the undersigned, a Notary Public in and for said County, in said State, hereby certify that Whitney Thomas, as Heir of Marc Phillips, deceased, 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 the conveyance he/she/they executed the same voluntarily on the day the same bears date. Given under my hand and official seal this the 12th day of March, 2021.

Notary Public, State of

Printed Name of Notary
My Commission Expires: _____

IN WITNESS WHEREOF I(we) have hereunto set my (our) hand(s) and seal(s), this _____ day of March, 2021.

Lindsay Parsons, Heir

IN WITNESS WHEREOF I(we) have hereunto set my (our) hand(s) and seal(s), this ____ day of March, 2021.

Sarah Wright, Heir

State of _____
County of _____

I, the undersigned, a Notary Public in and for said County, in said State, hereby certify that Sarah Wright, as Heir of Marc Phillips, deceased, 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 the conveyance he/she/they executed the same voluntarily on the day the same bears date. Given under my hand and official seal this the 12th day of March, 2021.

Notary Public, State of

Printed Name of Notary
My Commission Expires: _____

IN WITNESS WHEREOF I(we) have hereunto set my (our) hand(s) and seal(s), this 12 day of March, 2021.

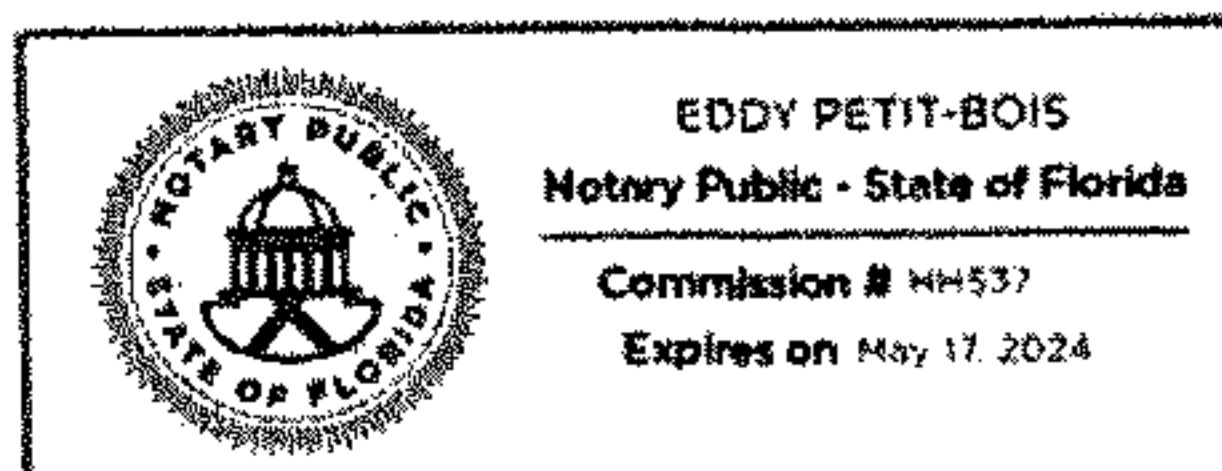
Whitney Thomas
Whitney Thomas, Heir

State of Florida
County of palm beach

I, the undersigned, a Notary Public in and for said County, in said State, hereby certify that Whitney Thomas, as Heir of Marc Phillips, deceased, 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 the conveyance he/she/they executed the same voluntarily on the day the same bears date. Given under my hand and official seal this the 12th day of March, 2021.

Eddy Petit-Bois Florida

Notary Public, State of
Eddy Petit-Bois
Printed Name of Notary
My Commission Expires: 05/17/2024



Notarized online using audio-video communication

IN WITNESS WHEREOF I(we) have hereunto set my (our) hand(s) and seal(s), this 12 day of March, 2021.

Lindsay Parsons, Heir

State of _____
County of _____

I, the undersigned, a Notary Public in and for said County, in said State, hereby certify that Lindsay Parsons as Heir of Marc Phillips, deceased, 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 the conveyance he/she/they executed the same voluntarily on the day the same bears date. Given under my hand and official seal this the 12th day of March, 2021.

Notary Public, State of

Printed Name of Notary
My Commission Expires: _____

IN WITNESS WHEREOF I(we) have hereunto set my (our) hand(s) and seal(s), this ____ day of March, 2021.

Sarah Wright, Heir

State of _____
County of _____

I, the undersigned, a Notary Public in and for said County, in said State, hereby certify that Sarah Wright, as Heir of Marc Phillips, deceased, 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 the conveyance he/she/they executed the same voluntarily on the day the same bears date. Given under my hand and official seal this the 12th day of March, 2021.

Notary Public, State of

Printed Name of Notary
My Commission Expires: _____

IN WITNESS WHEREOF I(we) have hereunto set my (our) hand(s) and seal(s), this ____ day of March, 2021.

Whitney Thomas, Heir

State of _____
County of _____

I, the undersigned, a Notary Public in and for said County, in said State, hereby certify that Whitney Thomas, as Heir of Marc Phillips, deceased, 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 the conveyance he/she/they executed the same voluntarily on the day the same bears date. Given under my hand and official seal this the 12th day of March, 2021.

Notary Public, State of

Printed Name of Notary
My Commission Expires: _____

IN WITNESS WHEREOF I(we) have hereunto set my (our) hand(s) and seal(s), this 12 day of March, 2021.

Lindsay Allison Phillips Parsons
Lindsay Parsons, Heir

State of Texas
County of Dallas

I, the undersigned, a Notary Public in and for said County, in said State, hereby certify that Lindsay Parsons as Heir of Marc Phillips, deceased, 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 the conveyance he/she/they executed the same voluntarily on the day the same bears date. Given under my hand and official seal this the 12th day of March, 2021.

Latrice N. Roman
Notary Public, State of Texas
Latrice N Roman 129933839
Printed Name of Notary
My Commission Expires: 08/26/2022



Notarized online using audio-video communication

IN WITNESS WHEREOF I(we) have hereunto set my (our) hand(s) and seal(s), this 12th day of March, 2021.

Erin Alysa Stevens

Erin A. Stevens, Heir

State of Virginia

County of Fairfax

I, the undersigned, a Notary Public in and for said County, in said State, hereby certify that Erin A. Stevens, as Heir of Marc Phillips, deceased, 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 the conveyance he/she/they executed the same voluntarily on the day the same bears date. Given under my hand and official seal this the 12th day of March, 2021.

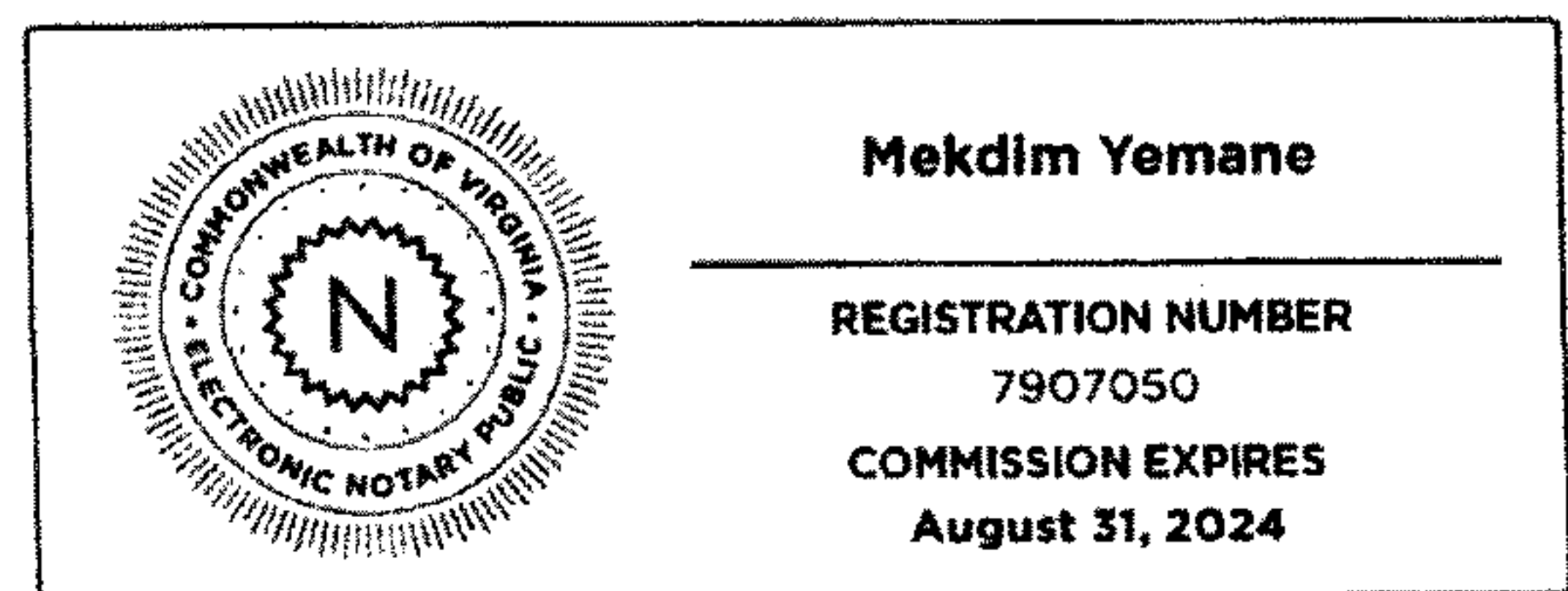
Mekdim Yemane

Notary Public, State of Virginia

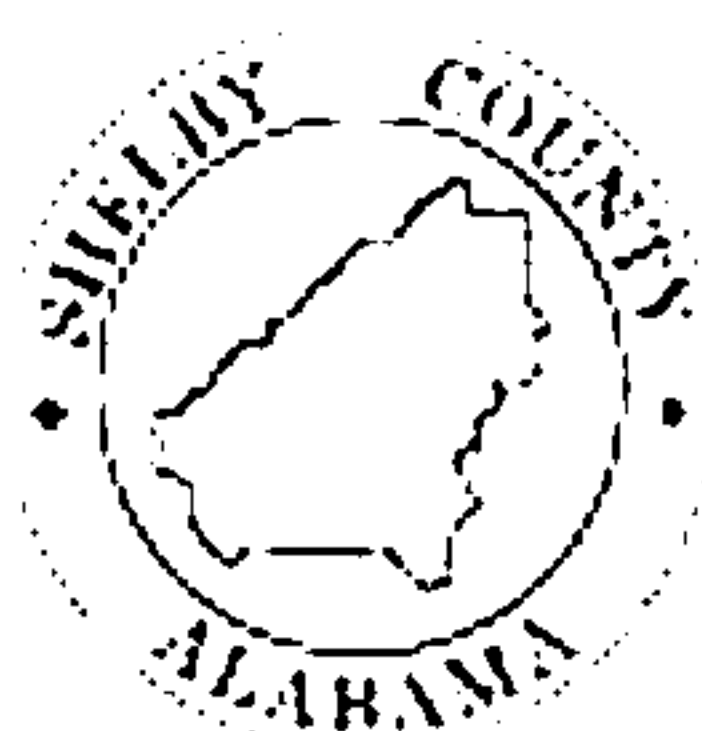
Mekdim Yemane

Printed Name of Notary

My Commission Expires: 08/31/2024



Notarized online using audio-video communication



Filed and Recorded
Official Public Records
Judge of Probate, Shelby County Alabama, County
Clerk
Shelby County, AL
04/15/2021 10:55:09 AM
\$110.00 CATHY
20210415000187840

Allen S. Bayl