

21-1929

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05/04/2021 10:49:25 AM

DEEDS 1/2

Send tax notice to: Tyler A. Medley and Hui-Jeong Wang Medley, 180 Paleo Place, Pelham, AL 35124

This instrument was prepared by:

Nedra M. Garrett, Attorney

South Oak Title, LLC

1401 Doug Baker Boulevard

Suite 107-122

Birmingham, AL 35242

GENERAL WARRANTY DEED

STATE OF ALABAMA

COUNTY OF SHELBY

KNOW ALL MEN BY THESE PRESENTS:

That in consideration of **Two Hundred Ninety-Two Thousand and No/100 (\$292,000.00) Dollars, 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

William R. McDaniel and Tina B. McDaniel, husband and wife, whose mailing address is:

1149 Co Rd. 631, Enterprise, AL 36330

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

Tyler A. Medley and Hui-Jeong Wang Medley, whose mailing address is:

180 Paleo Place, Pelham, AL 35124

(herein referred to as grantee, whether one or more), as joint tenants with right of survivorship, the following described real estate, situated in Shelby County, Alabama, **the address of which is: 180 Paleo Place, Pelham, AL 35124, to-wit**

Lot 7, Block 1, according to the survey of Indian Wood Forest Second Sector, as recorded in Map Book 7, Page 83, in the Probate Office of Shelby County, Alabama.

Subject to: All easements, restrictions and rights of way of record.

\$233,600.00 of the above mentioned purchase price was paid for from a mortgage loan which was closed simultaneously herewith.

TO HAVE AND TO HOLD to the said grantee, his, her or their heirs and assigns forever.

And I (we) do for myself (ourselves) and for my (our) heirs, executors and administrators covenant with the said Grantee, his heirs and assigns, that I am (we are) lawfully seized in fee simple of said premises; and 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 warrant and defend the same to the said Grantees, their heirs and assigns forever, against the lawful claims of all persons.

IN WITNESS WHEREOF we have hereunto set our hand(s) and seal(s) this 30 day of April 2021.

William R. McDaniel

William R. McDaniel

Tina B. McDaniel

Tina B. McDaniel

STATE OF ALABAMA
COUNTY OF JEFFERSON

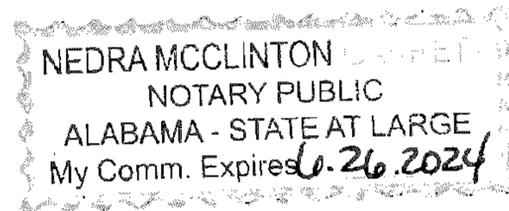
I, the undersigned, a Notary Public in and for said County, in said State, hereby certify that **William R. McDaniel and Tina B. McDaniel, husband and wife**, whose names are signed to the foregoing conveyance and who are known to me, acknowledged before me on this day that being informed of the contents of this conveyance, they have executed the same voluntarily on the day the same bears date.

Given under my hand and official seal this the 30 day of April 2021.

Nedra McClinton Ganett

NOTARY PUBLIC

My Commission expires: 6/26/2024



Filed and Recorded
Official Public Records
Judge of Probate, Shelby County Alabama, County
Clerk
Shelby County, AL
05/04/2021 10:49:25 AM
\$83.50 JOANN
20210504000221150

Allie S. Bayl