

Send Tax Notice to:

20210518000243150
05/18/2021 08:17:07 AM
DEEDS 1/2

Sandeep Reddy Patlolla and Sharanya Patlolla
6262 Black Creek Loop
Hoover AL 35244

[Space Above This Line for Recording Data]

JOINT SURVIVORSHIP WARRANTY DEED

STATE OF ALABAMA

COUNTY OF SHELBY

KNOW BY ALL MEN THESE PRESENTS:

That in consideration of **Three Hundred Sixty Eight Thousand and 00/100 Dollars (\$368,000.00)** 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, **Joel S. Davis and wife Lauren H. Davis** referred to as grantor, whether one or more) whose mailing address is 500 Cove Hollow Circle, Hoover, AL 35244 grant, bargain, sell and convey unto **Sandeep Reddy Patlolla and Sharanya Patlolla** herein referred to as grantees) whose mailing address 6262 Black Creek Loop Hoover, 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 an address of: **6262 Black Creek Loop, Hoover, AL 35244** to wit:

Lot 292, according to the Final Record Plat of Creekside, Phase 2, Part B, as recorded in Map Book 44, Page 26, in the Probate Office of Jefferson County, Alabama, Bessemer Division and recorded in Map Book 39, Page 58A in the Probate Office of 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 minerals or mineral rights leased, granted or retained by prior owners.

\$349,600.00 of the consideration recited above was paid from a mortgage loan closed 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 14 day of May, 2021

Joel S. Davis
Joel S. Davis

Lauren H. Davis
Lauren H. Davis

STATE OF ALABAMA

JEFFERSON COUNTY

I, Jack R. Thompson Jr., a Notary Public in and for said county in said state, hereby certify that Joel S. Davis and Lauren H. Davis, 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 this conveyance, he, executed the same voluntarily.

WITNESS my hand and official seal in the county and state aforesaid this the 14 day of May, 2021

My Commission Expires: 10/31/2024
[Signature]
Notary Public
(SEAL)



This instrument was prepared by:
Jack R. Thompson, Jr.
Law Office of Jack R. Thompson, Jr, LLC
416 Yorkshire Drive
Birmingham, AL 35209
(205) 410-7591
ATB 2285



Filed and Recorded
Official Public Records
Judge of Probate, Shelby County Alabama, County
Clerk
Shelby County, AL
05/18/2021 08:17:07 AM
\$393.00 CHERRY
20210518000243150

Allie S. Bezel