



Filed and Recorded  
 Official Public Records  
 Judge of Probate, Shelby County Alabama, County  
 Clerk  
 Shelby County, AL  
 07/12/2021 08:52:59 AM  
 \$23.00 MISTI  
 20210712000335740

20210712000335740  
 07/12/2021 08:52:59 AM  
 CORDEED 1/1

*Alvin S. Bayl*

This deed is being re-recorded to correct the middle initial of the Grantee's name. Correct name to be: Todd M. Murphy.

20210622000303470  
 06/22/2021 11:54:45 AM  
 DEEDS 1/1

This instrument was prepared by:  
 William H. Halbrooks, Attorney  
 #1 Independence Plaza - Suite 704  
 Birmingham, AL 35209

Send Tax Notice To:  
Todd W. Murphy  
1401 Doug Baker Blvd., Suite 107-206  
Birmingham, AL 35242  
 (which is also the property address)

WARRANTY DEED

STATE OF ALABAMA )  
 COUNTY OF SHELBY )

KNOW ALL MEN BY THESE PRESENTS:

That in consideration of Four Hundred Eighty Thousand and No/100 Dollars ---  
 ----- (\$480,000.00)  
 (as evidenced by closing statement)

to the undersigned Grantor, in hand paid by the Grantee herein, the receipt whereof is acknowledged, I/we,  
 Johnny B. Snipes and Jennifer D. Snipes, Husband and Wife  
 (whose address is: 2102 TEALC LANE, Auburn, AL 36879 )

(hereinafter referred to as Grantor) do grant, bargain, sell and convey unto:  
~~Todd W. Murphy~~ Todd M. Murphy  
 (whose address is the property address)

(hereinafter referred to as GRANTEE, whether one or more), the following described real estate, situated in SHELBY County, Alabama, to wit:

Lot 60, according to the Final Plat of The Residential Subdivision Beaumont Phase 2, as recorded in Map Book 38, Page 66, in the Probate Office of Shelby County, Alabama.

Subject to: current taxes, easements, restrictions, and rights-of-way of record.

TO HAVE AND TO HOLD Unto the said grantee, its successors and assigns forever.

And I (we) do for myself (ourselves) and for my (our) heirs, executors, and administrators covenant with the said GRANTEES, their successors 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 warrant and defend the same to the said GRANTEES, their successors 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 21st day of June, 2021.

*Johnny B. Snipes* (Seal)  
 Johnny B. Snipes

*Jennifer D. Snipes* (Seal)  
 Jennifer D. Snipes

STATE OF ALABAMA )  
 COUNTY OF JEFFERSON )

General Acknowledgment

I, the undersigned, a Notary Public in and for said County, in said State, hereby certify that Johnny B. Snipes and Jennifer D. Snipes 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 21st day of June, A.D., 2021.

My Commission Expires: 4/21/24

*William H. Halbrooks*  
 William H. Halbrooks, Notary Public



Filed and Recorded  
 Official Public Records  
 Judge of Probate, Shelby County Alabama, County  
 Clerk  
 Shelby County, AL  
 06/22/2021 11:54:45 AM  
 \$502.00 BRITTANI  
 20210622000303470

*Alvin S. Bayl*

