

Send Tax Notice to:

20210817000402010
08/17/2021 03:33:59 PM
DEEDS 1/2

Barbara J. Steele and Evan Truman Meyer

2419 Chundabrook Dr

Pelham AL 35124

[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 **Two Hundred Thousand and 00/100 Dollars (\$200,000.00)** 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, **Patricia Gale Parker and Bryan Parker, a married couple** referred to as grantor, whether one or more) whose mailing address is 104 Indian Forest Indian Spring AL 35124 grant, bargain, sell and convey unto **Barbara J. Steele and Evan Truman Meyer** herein referred to as grantees) whose mailing address 2419 Chundabrook Dr Pelham AL 35124, 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: 125 Hickory Point Drive, Helena, AL 35080 to wit:

Lot 34, according to the Survey of Hickory Point, as recorded in Map Book 23, Page 43, 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.

\$150,000.00 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.

Patricia Gail Parker is one and the same person as Patricia Gale Parker.

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

Patricia Gale Parker
Patricia Gale Parker

Bryan L. Parker
Bryan Parker

STATE OF ALABAMA

Tettensan COUNTY

I, Jack R. Thompson, Jr., a Notary Public in and for said county in said state, hereby certify that Patricia Gale Parker and Bryan Parker 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, they, executed the same voluntarily.

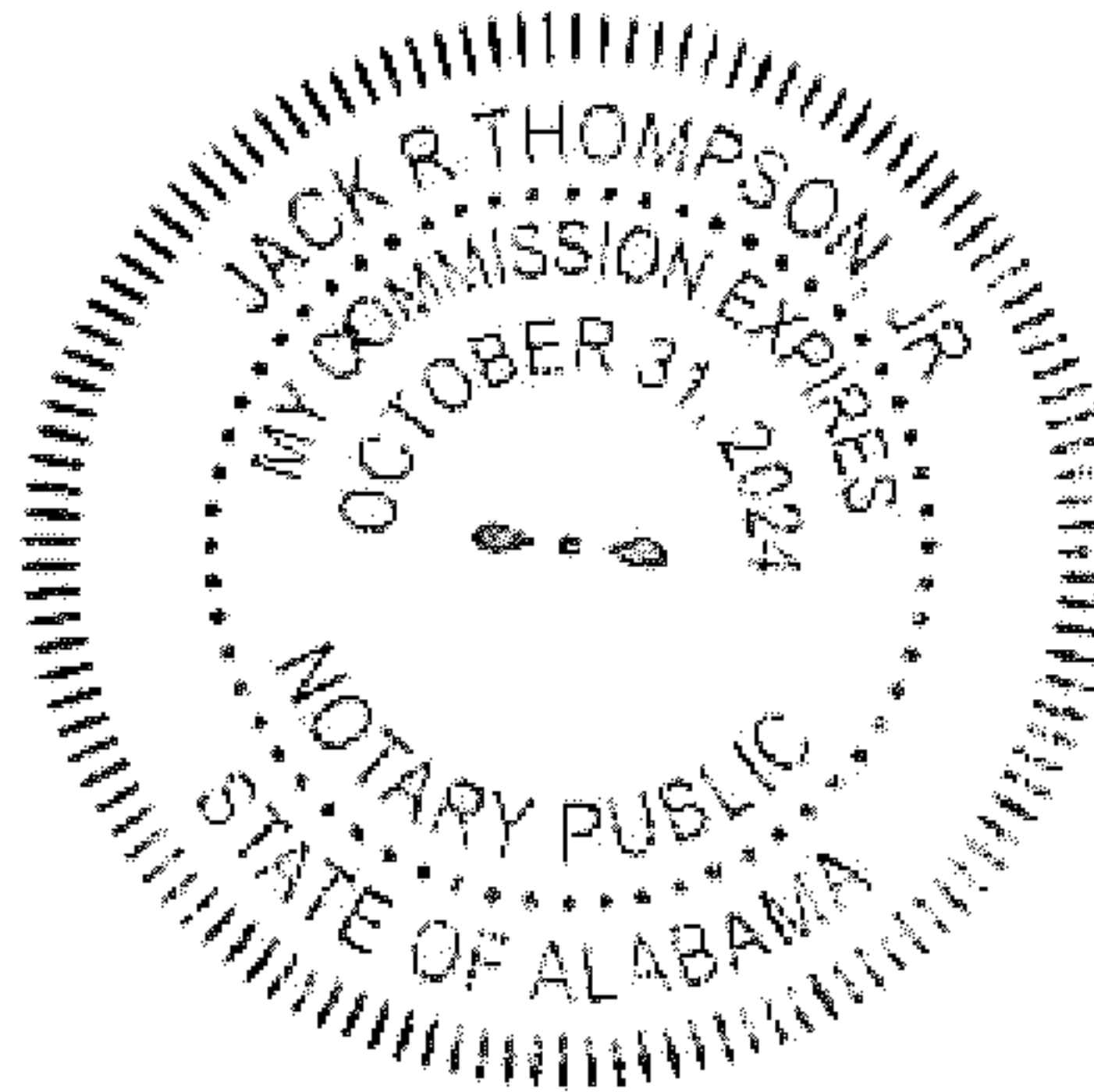
WITNESS my hand and official seal in the county and state aforesaid this the 12th day of August, 2021

My Commission Expires: 10/31/2024

Jack R. Thompson, Jr.
Notary Public

(S E A L)

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 2556



Filed and Recorded
Official Public Records
Judge of Probate, Shelby County Alabama, County
Clerk
Shelby County, AL
08/17/2021 03:33:59 PM
\$75.00 CHERRY
20210817000402010

Allie S. Bayl