

This Instrument was Prepared by:

Send Tax Notice To: Blakey McBee
James Blackmon

Mike T. Atchison, Attorney at Law
101 West College Street
Columbiana, AL 35051

777 Highway 441
Wilsonville AL 35186

File No.: S-21-27796

**WARRANTY DEED
JOINTLY FOR LIFE WITH REMAINDER TO SURVIVOR**

State of Alabama

} Know All Men by These Presents:

County of Shelby

That in consideration of the sum of **Ten Thousand Dollars and No Cents (\$10,000.00)**, 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 whereof is acknowledged, I or we, **Linda Gail Bristow, a White woman and Christine Wakefield, a Mexican woman** (herein referred to as Grantor, whether one or more), grant, bargain, sell and convey unto **Blakey McBee and James Blackmon**, (herein referred to as Grantee, whether one or more), the following described real estate, situated in Shelby, County, Alabama; to wit;

SEE EXHIBIT "A" ATTACHED HERETO

Property may be subject to all 2022 taxes and subsequent years, covenants, restrictions, conditions, easements, liens, set back lines, and other rights of whatever nature, recorded, and/or unrecorded.

Property constitutes no part of the homestead of the grantors herein or their spouses if any.

\$0.00 of the purchase price of the above described property was financed with the proceeds of a mortgage loan closed simultaneously herewith.

TO HAVE AND TO HOLD to the said Grantees for and during their joint lives and upon the death of either of them, then to the survivor of them in fee simple, and to the heirs and assigns of such survivor forever, together with every contingent remainder and right of reversion.

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 warrant and defend the same to the said Grantees, their heirs and assigns forever, against the lawful claims of all person.

IN WITNESS WHEREOF, I (we) have hereunto set my (our) hand(s) and seal(s) this the 16th day of November, 2021.

Linda Gail Bristow
Linda Gail Bristow

Christine Wakefield
Christine Wakefield

State of Alabama

County of Shelby

I, Michael T. Atchison a Notary Public in and for the said County in said State, hereby certify that Linda Gail Bristow and Christine Wakefield, 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 16th day of November, 2021.

Michael T. Atchison
Notary Public, State of Alabama

My Commission Expires: 9-1-2024

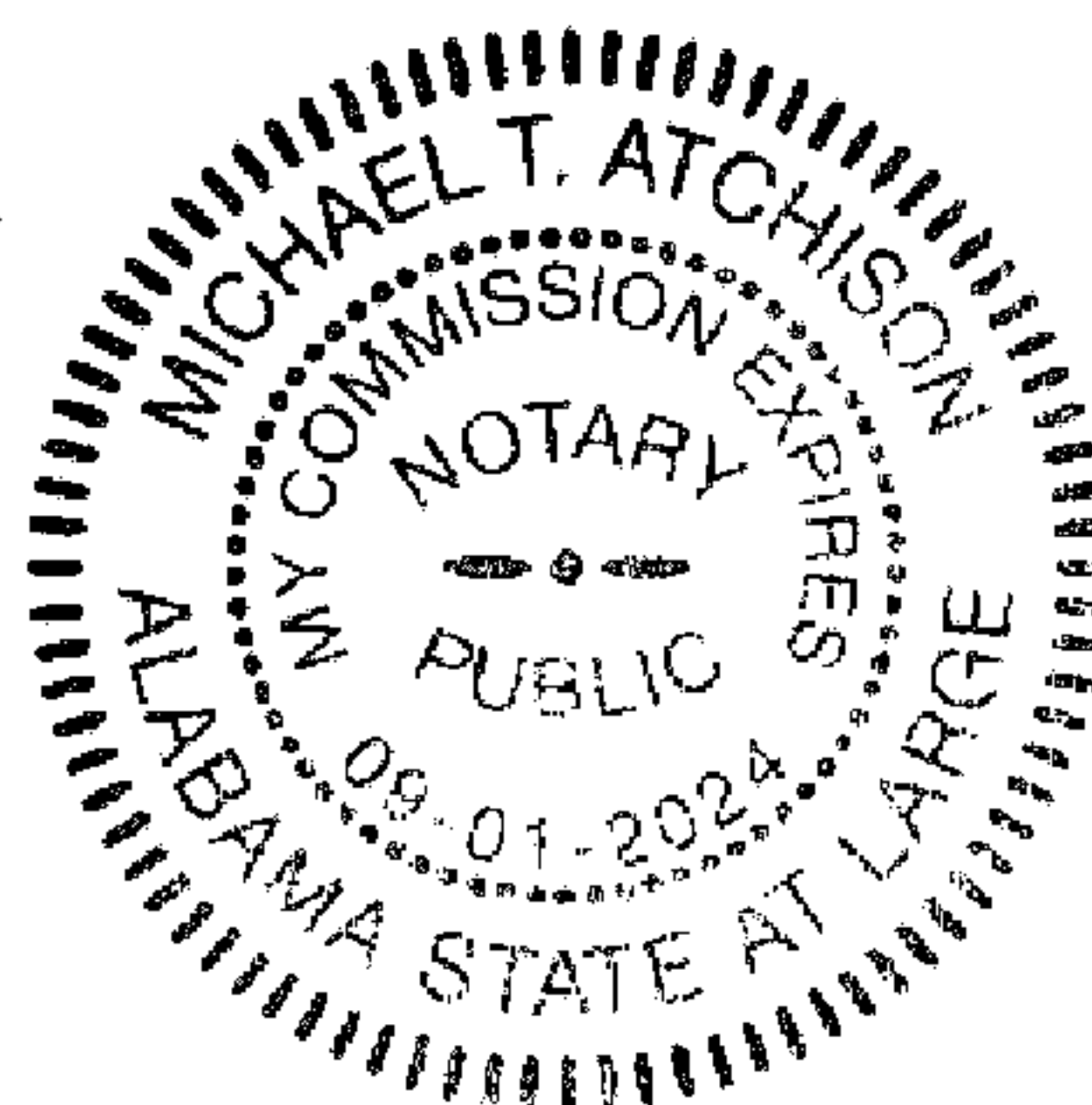


EXHIBIT "A"
LEGAL DESCRIPTION

Tract II:

From the Southwest corner of the Northeast 1/4 of the Northeast 1/4 of Section 7, Township 21 South, Range 2 East, run North along the West line of said 1/4-1/4 a distance of 588.86 feet; thence right 80 degrees 50 minutes 32 seconds a distance of 60.82 feet to the point of beginning; thence continue in a straight line a distance of 197.69 feet; thence left 90 degrees 52 minutes 37 seconds a distance of 83.15 feet; thence left 88 degrees 57 minutes 57 seconds a distance of 196.79 feet; thence left 90 degrees 24 minutes 26 seconds a distance of 83.68 feet to the point of beginning.

According to the survey of Van Marcus Peavy, RLS #16681, dated October 24, 1994

