

This instrument was prepared by:
SOUTH OAK TITLE TRUSSVILLE, LLC
SHAMI S. MALONE
5582 APPLE PARK DRIVE
BIRMINGHAM, ALABAMA 35235

Send Tax Notice To:
DELBERT C. Hiestand, II
JUDITH Hiestand
32 THE OAKS CIRCLE
HOOVER, ALABAMA 35244

STATE OF ALABAMA)
COUNTY OF SHELBY) **JOINT SURVIVORSHIP DEED**

KNOW ALL MEN BY THESE PRESENTS: That in consideration of THREE HUNDRED FIFTEEN THOUSAND DOLLARS AND 00/100 (\$315,000.00) AND ALL GOOD AND VALUABLE CONSIDERATION; the amount of which is verified in the contract between the parties hereto; to the undersigned GRANTOR in hand paid by GRANTEE the receipt whereof is hereby acknowledged, John David Funk as Personal Representative for Estate of Oliver David Funk, Deceased, an unmarried man, Jefferson County Probate Case No. 21BHM01780, 318 Sterling Oaks Drive, Hoover, Alabama 35244, (hereinafter referred to as GRANTOR), does hereby grant, bargain, sell and convey unto DELBERT C. Hiestand, II and JUDITH Hiestand, whose address is 32 The Oaks Circle, Hoover, Alabama 35244, (hereinafter referred to as GRANTEES), for and during their joint lives and upon the death of either of them, then to the survivor of them in fee simple, the following described Real Estate, lying and being in the County of SHELBY, State of Alabama, the address of which is 32 The Oaks Circle, Hoover, Alabama 35244: to-wit:

Lot 32, together with an undivided 1/43rd interest in Lot 44, (common area), according to the Map of The Oaks, as recorded in Map Book 10, Page 89, in the Probate Office of Shelby County, Alabama.

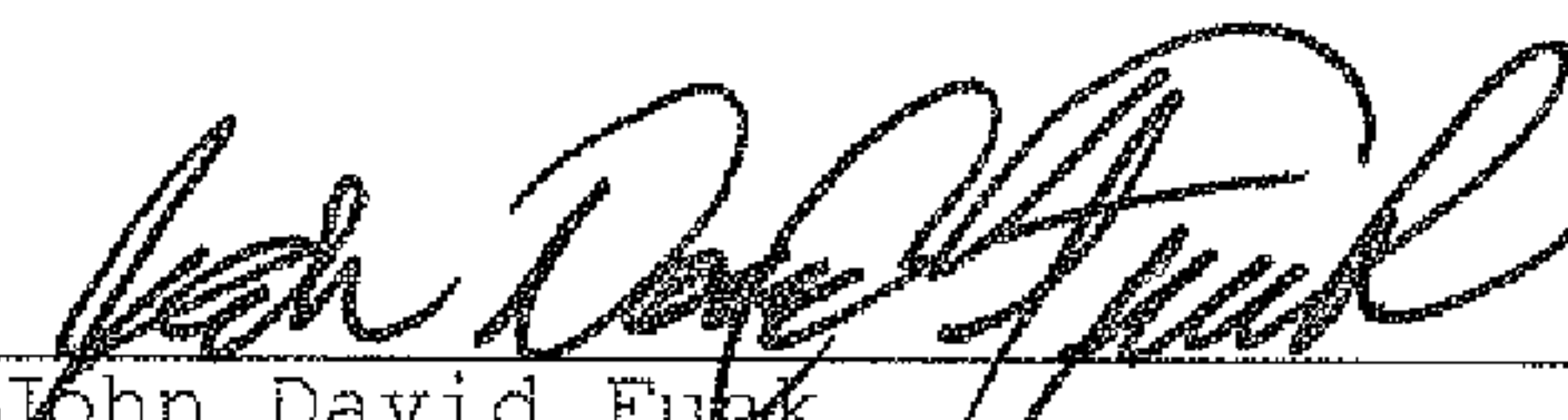
\$299,250.00 of the above recited purchase price was paid from the proceeds of a mortgage loan closed simultaneously herewith.

SUBJECT TO: (1) Taxes for the year 2022, and subsequent years. (2) Easements, restrictions, reservations, rights-of-way, limitations, covenants and conditions of record, if any. (3) Mineral and mining rights, if any.

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 SAID GRANTOR, for said GRANTOR, GRANTOR'S heirs, successors, executors and administrators, covenant with GRANTEES and with GRANTEES' heirs and assigns, that GRANTOR is lawfully seized in fee simple of the said Real Estate; that said Real Estate is free and clear from all Liens and Encumbrances, except as herein above set forth, and that GRANTOR will, and GRANTOR'S heirs, executors and administrators shall, warrant and defend the same to said GRANTEES, and GRANTEES' heirs and assigns, forever against the lawful claims of all persons.

IN WITNESS WHEREOF, said GRANTOR have hereunto set his hand and seal this the 18th day of January, 2022.

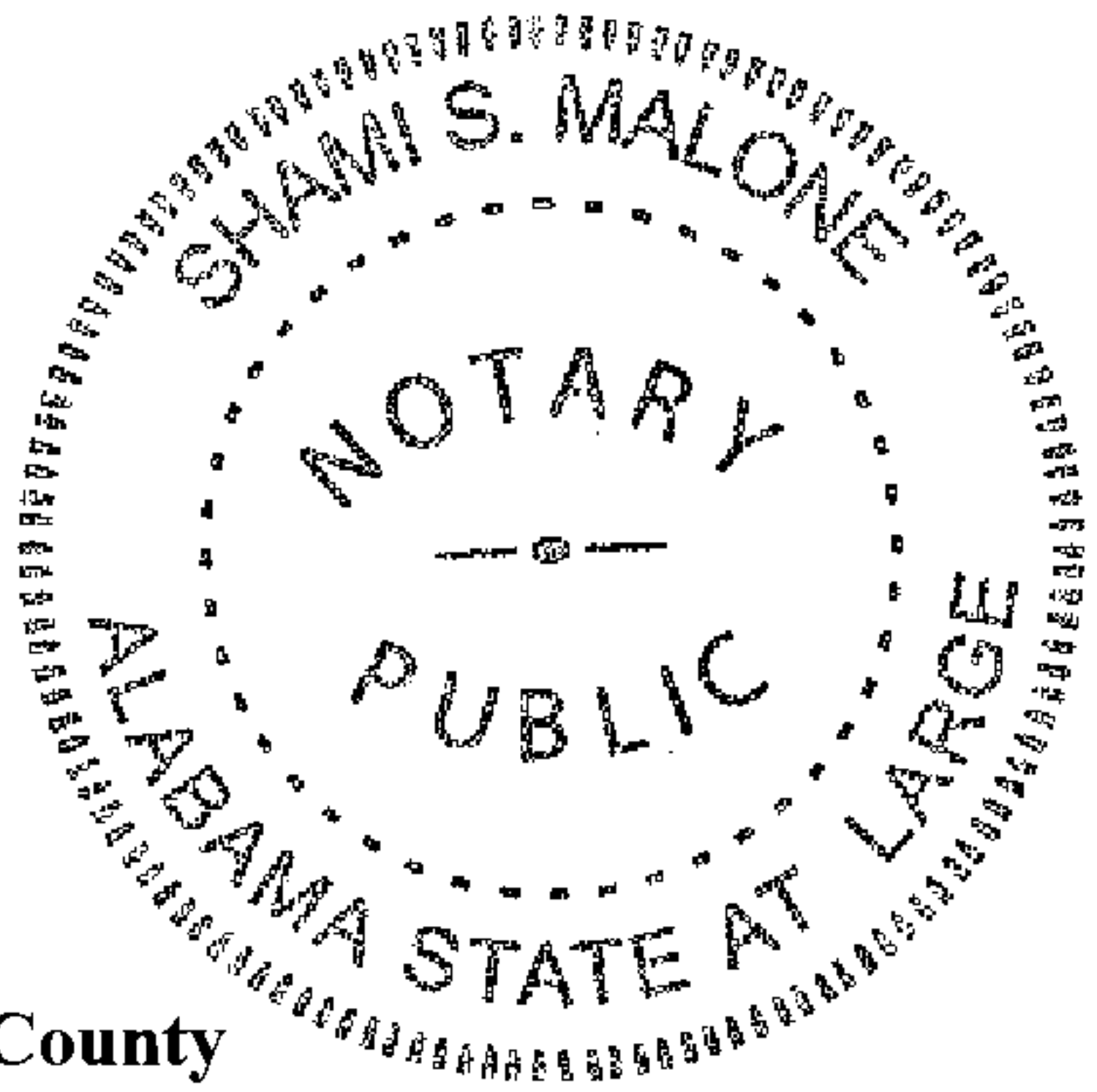
ESTATE OF OLIVER DAVID FUNK
 (SEAL)
John David Funk
Personal Representative

STATE OF ALABAMA)
COUNTY OF JEFFERSON)

I, the undersigned, a Notary Public, in and for said County and State, hereby certify that John David Funk as Personal Representative for the Estate of Oliver David Funk, Deceased, an unmarried man, whose name is signed to the foregoing conveyance and who is know to me, acknowledged before me on this day that, being informed of the contents of the conveyance, he executed the same voluntarily and will full authority as such Personal Representative, on the day the same bears date.

IN WITNESS WHEREOF, I have hereunto set my hand and seal this the 18th day of January, 2022.


Notary Public
My Commission Expires: 11/3/2024



Filed and Recorded
Official Public Records
Judge of Probate, Shelby County Alabama, County
Clerk
Shelby County, AL
01/19/2022 09:11:00 AM
\$38.00 JOANN
20220119000022570

Alvin S. Bayl