

20220221000072910  
02/21/2022 09:49:18 AM  
DEEDS 1/2

SEND TAX NOTICE TO:  
William Taylor Weems and Jordan Ashley  
Lamb  
253 Union Station Dr  
Calera, AL 35040

This instrument prepared by:  
S. Kent Stewart  
Stewart & Associates, P.C.  
3595 Grandview Pkwy, #275  
  
Birmingham, AL 35243  
BHM-22-458

## WARRANTY DEED

**STATE OF ALABAMA  
COUNTY OF SHELBY**

**KNOW ALL MEN BY THESE PRESENTS:** That, in consideration of **THREE HUNDRED FIVE THOUSAND AND 00/100 (\$305,000.00)** the amount which can be verified by the Closing Statement, in hand paid to the undersigned, **Korey Cunningham, an unmarried man**, whose address is 102 Cahaba Falls Lane, Helena, AL 35080 (hereinafter "Grantor", whether one or more), by **William Taylor Weems and Jordan Ashley Lamb**, (hereinafter "Grantee", whether one or more), the receipt and sufficiency of which are hereby acknowledged, Grantor does, by these presents, grant, bargain, sell, and convey unto Grantees, **as joint tenants, with right of survivorship**, the following described real estate situated in Shelby County, Alabama, **the address of which is 253 Union Station Drive, Calera, AL 35040 to-wit:**

**Lot 311, according to the Survey of Union Station, Phase III, as recorded in Map Book 47, Page 14, in the Probate Office of Shelby County, Alabama.**

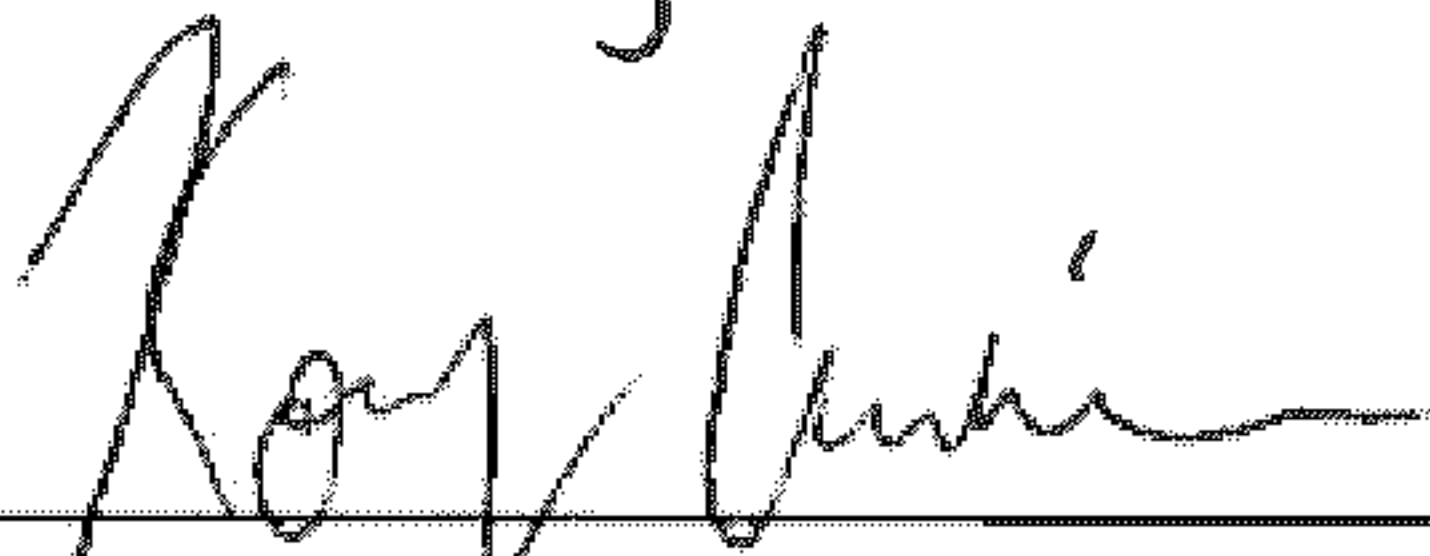
Subject to current taxes, all matters of public record, including, but not limited to easements, restrictions of record, and other matters which may be viewed by observation.

Subject to a third-party mortgage in the amount of \$244,000.00 executed and recorded simultaneously herewith.

TO HAVE AND TO HOLD, Unto the said GRANTEE as joint tenants, with right of survivorship, their heirs and assigns forever; it being the intention of the parties to this conveyance, that (unless the joint tenancy hereby created is severed or terminated during the joint lives of the grantees herein) in the event one grantee herein survives the other, the entire interest in fee simple shall pass to the surviving grantee, and, if one does not survive the other, then the heirs and assigns of the grantees herein shall take as tenants in common.

And 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 noted above; that I (we) have good right to sell and convey the same as aforesaid; thence I (we) will, and my (our) heirs, executors and administrators shall warrant and defend the same to the GRANTEES, their heirs and assigns forever, against the lawful claims of all persons.


IN WITNESS WHEREOF, Grantor has set their signature and seal on this 18<sup>th</sup> day of FEBRUARY 2022

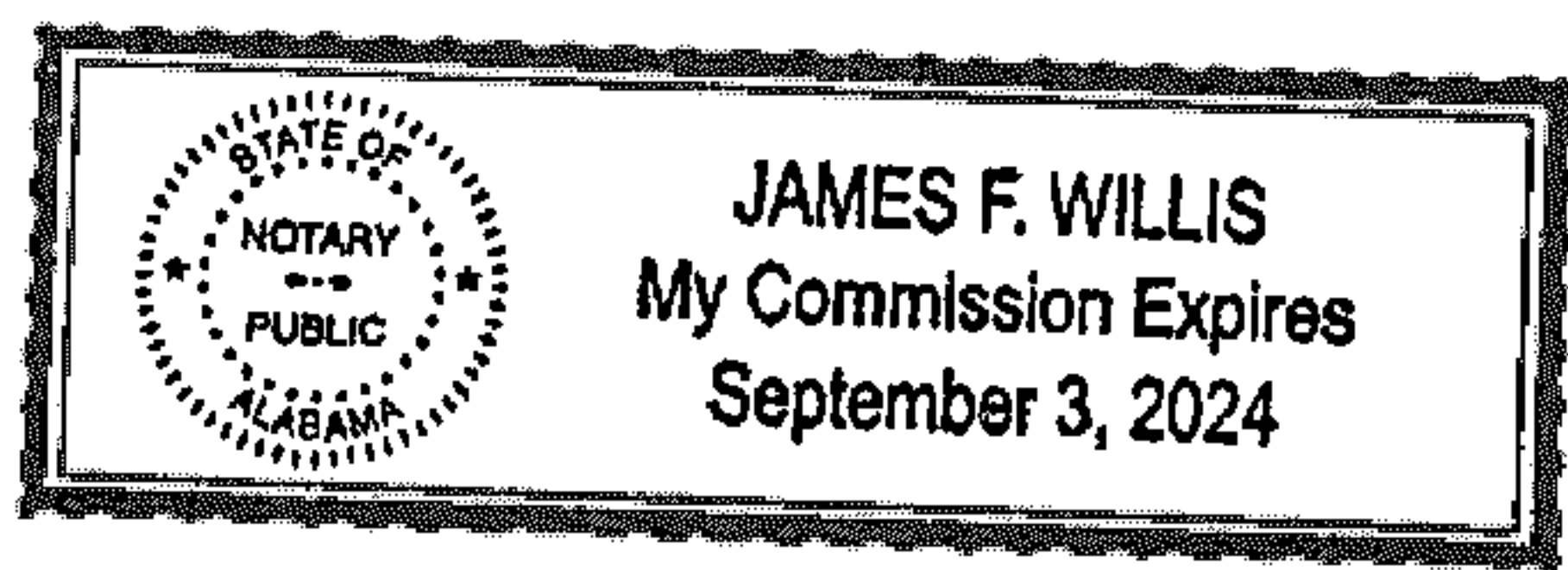
  
\_\_\_\_\_  
**Korey Cunningham**

STATE OF ALABAMA  
COUNTY OF JEFFERSON

I, the undersigned Notary Public in and for said County and State, hereby certify that Korey Cunningham whose name(s) is/are signed to the foregoing conveyance, and who is known to me, acknowledged before me on this day that, being informed of the contents of the conveyance, (s)he executed the same voluntarily on the day the same bears date.

Given under my hand and official seal this 18th day of February, 2022.

  
\_\_\_\_\_  
Notary Public  
My Commission Expires:



**Filed and Recorded**  
**Official Public Records**  
**Judge of Probate, Shelby County Alabama, County**  
**Clerk**  
**Shelby County, AL**  
**02/21/2022 09:49:18 AM**  
**\$86.00 JOANN**  
**20220221000072910**

*Allie S. Boyd*