

20220307000094170
03/07/2022 09:15:03 AM
DEEDS 1/2

1/2 Tax Assessor's Market Value:
\$69,350.00

SEND TAX NOTICE TO:
Judson Horne and Angela Horne
109 Wild Flower Trail
Alabaster, AL 35007

This instrument prepared by:
S. Kent Stewart
Stewart & Associates, P.C.
3595 Grandview Pkwy, #280
Birmingham, Alabama 35243
BHM2000633

WARRANTY DEED

State of Alabama
County of Shelby

KNOW ALL MEN BY THESE PRESENTS: That, in consideration of **Zero and 00/100 Dollars (\$0.00)**, in hand paid to the undersigned, **Judson Horne and Angela Horne, husband and wife**, whose address is **109 Wild Flower Trail, Alabaster, AL 35007** (hereinafter "Grantor", whether one or more), by **Judson Horne and Angela Horne**, whose address is **109 Wild Flower Trail, Alabaster, AL 35007** (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 Grantee **Judson Horne and Angela Horne, as joint tenants with a right of survivorship**, the following described real estate situated in Shelby County, Alabama, the address of which is **109 Wild Flower Trail, Alabaster, AL 35007**, to-wit:

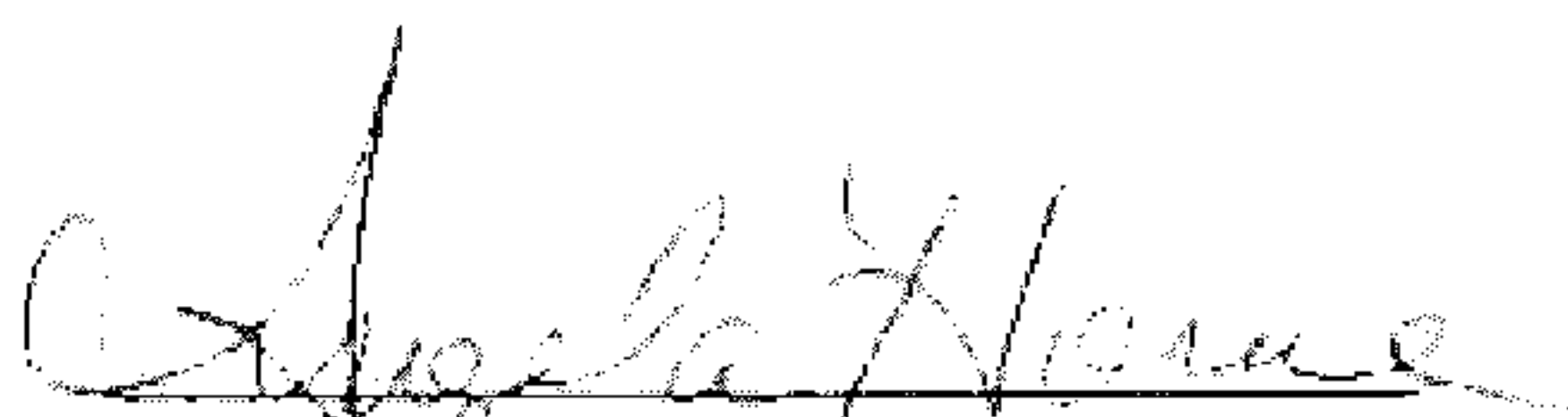
Lot 32, according to the Amended Map of the Meadows Plat I, recorded in Map Book 19, Page 10, in the Probate Office of Shelby County, Alabama.

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. Mining and mineral rights excepted.

TO HAVE AND TO HOLD, unto the said Grantee, and Grantee's heirs, executors, administrators, and assigns forever. The Grantor does for Grantor and for the Grantor's heirs, executors, and administrators, and assigns, covenant with said Grantee, and Grantee's heirs, executors, administrators and assigns, that Grantor is lawfully seized in fee simple of said premises; that it is free from all encumbrances, unless otherwise noted above; that Grantor has good right to sell and convey the same as aforesaid; that Grantor will and Grantor's heirs, executors, and administrators shall warrant and defend the same to the said Grantee, and Grantee's heirs and assigns forever, against the lawful claims of all persons.

IN WITNESS WHEREOF, Grantor has set their signature and seal on this 2nd day of March, 2022.

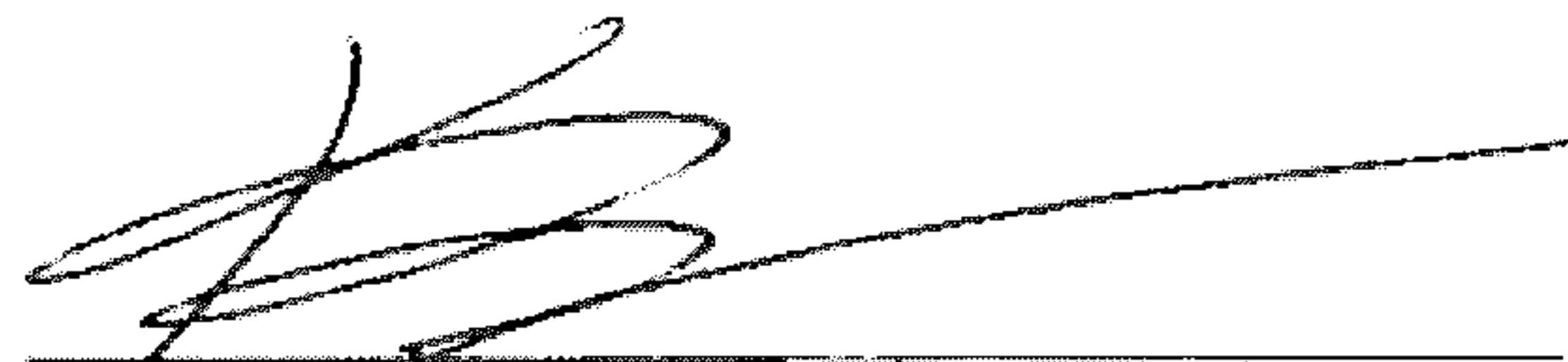

Judson Horne


Angela Horne

State of Alabama
County of Shelby

I, the undersigned, a Notary Public in and for said County, in said State, hereby certify, Judson Horne and Angela Horne, whose names are signed to the foregoing conveyance, and who are known to me, acknowledged before me on this day that being informed of the contents of the conveyance, they executed the same voluntarily on the day the same bears date.

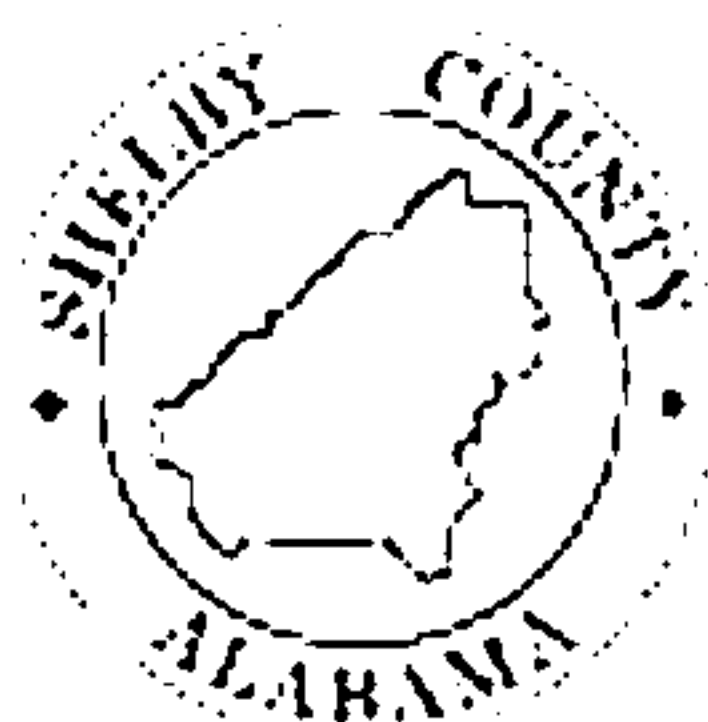
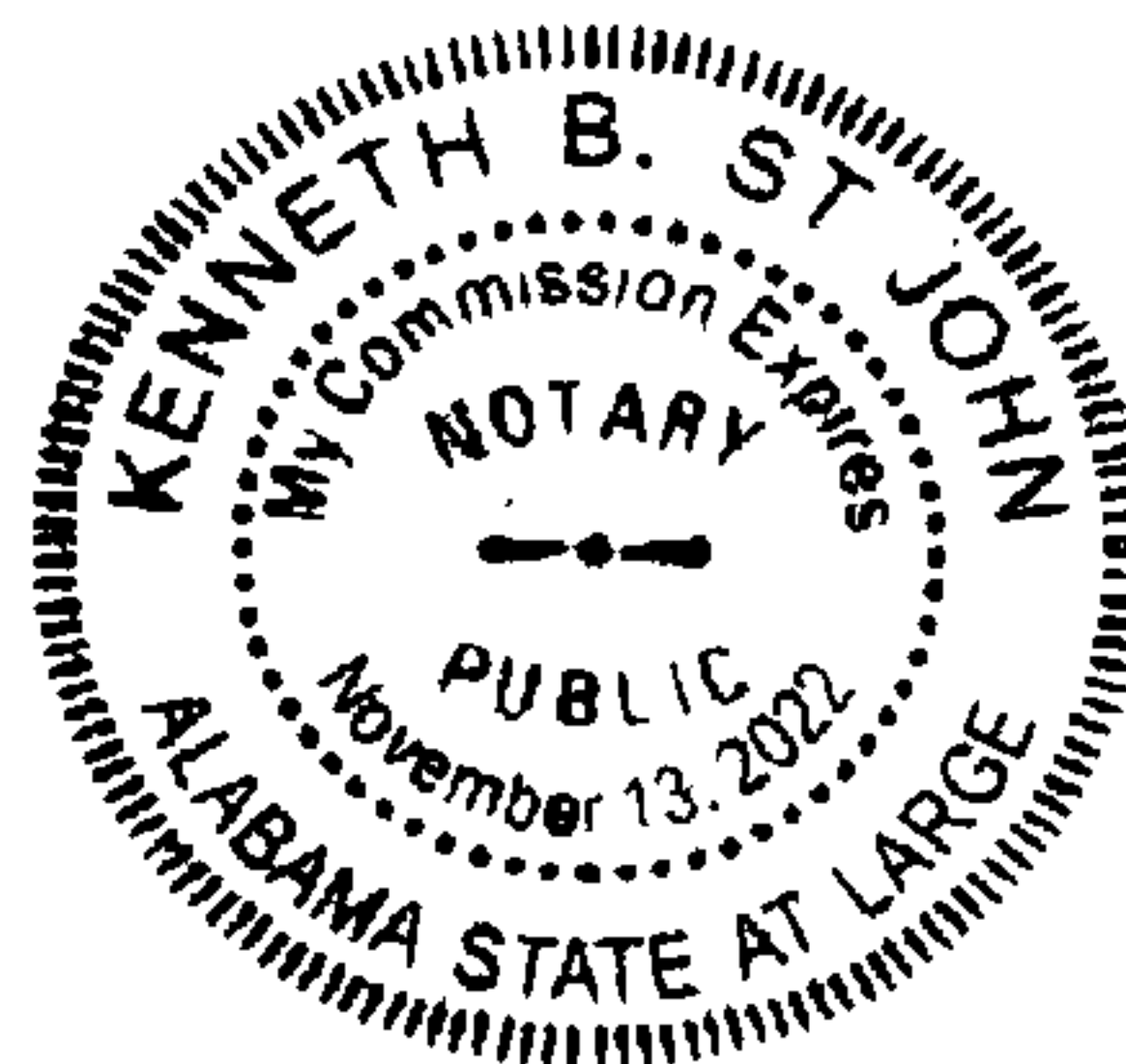
Given under my hand and official seal on this 2nd day of March, 2022.



Notary Public

Printed Name: Kenneth B. St. John

My Commission Expires: 11/13/2022



Filed and Recorded
Official Public Records
Judge of Probate, Shelby County Alabama, County
Clerk
Shelby County, AL
03/07/2022 09:15:03 AM
\$94.50 JOANN
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