

**This instrument prepared by:**  
William R. Justice  
WALLACE / ELLIS, P. O. Box 587  
Columbiana, AL 35051

**SEND TAX NOTICE TO:**  
Arthur V. Wydemon and Cheryl L.  
Wydemon  
3115 Sunrise Lane  
Birmingham, AL 35242

**WARRANTY DEED**  
Joint With Right Of Survivorship

**STATE OF ALABAMA** )  
 )  
**SHELBY COUNTY** )

**KNOW ALL MEN BY THESE PRESENTS**, That in consideration of the sum of Three Hundred Thousand And No/100 Dollars (\$300,000.00) paid by the grantee herein, the receipt of which is hereby acknowledged, I/we, John R. Jones, Personal Representative of the Estate of Mildred A. DeStafino, deceased, (Shelby County, Alabama, Probate Case No. PR-2015-000777) and Linda Gail Bibby, an unmarried person, Mark A. DeStafino, a married person, San Joseph DeStafino, an unmarried person, Melanie Bea DeStafino, a married person, Charles Vincent DeStafino, III, a married person, Christopher Lance Bailey, an unmarried person, Sonya Destafino, an unmarried person (hereinafter grantor, whether one or more), do grant, bargain, sell and convey unto Arthur V. Wydemon and Cheryl L. Wydemon (hereinafter Grantees), as joint tenants with rights of survivorship, all of my/our right, title and interest in the following described real estate, situated in Shelby County, Alabama.

Lots 7, 8, 9, 15, 16 and 17 of Block 1, according to the map and survey of Sunrise recorded in Map Book 3, Page 67, in the Office of the Judge of Probate 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.

**MILDRED A. DESTAFINO IS ONE AND THE SAME AS MILDRED DESTAFINO IN THAT CERTAIN WARRANTY DEED RECORDED IN BOOK 232, PAGE 806.**

**GRANTORS ARE HEIRS AS ESTABLISHED BY HEIRSHIP AFFIDAVITS RECORDED SIMULTANEOUSLY HEREWITH.**

**SUBJECT PROPERTY IS NOT THE HOMESTEAD OF ANY GRANTOR OR THEIR SPOUSE.**

Subject to a third party mortgage in the amount of **\$320,160.00** executed and recorded simultaneously herewith.

**TO HAVE AND TO HOLD** unto the said Grantees as joint tenants, with rights of survivorship, their heirs and assigns, forever; it being the intention of the parties to this conveyance that (unless the joint tenancy 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.

Grantor does, for Grantor and for Grantor's heirs, executors and administrators covenant with the said Grantees as joint tenants, with rights of survivorship, their heirs executors and administrators, 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 a 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 Grantees, and their heirs, executors and administrators forever, against the lawful claims of all persons.

IN WITNESS WHEREOF, the undersigned have hereunto set our hands and seals on this 2nd day of

September, 20 22.

Estate of Mildred A. DeStafino, deceased (Shelby County, Alabama Probate Case No. PR-2015-000777)

BY:

John R. Jones

Personal Representative

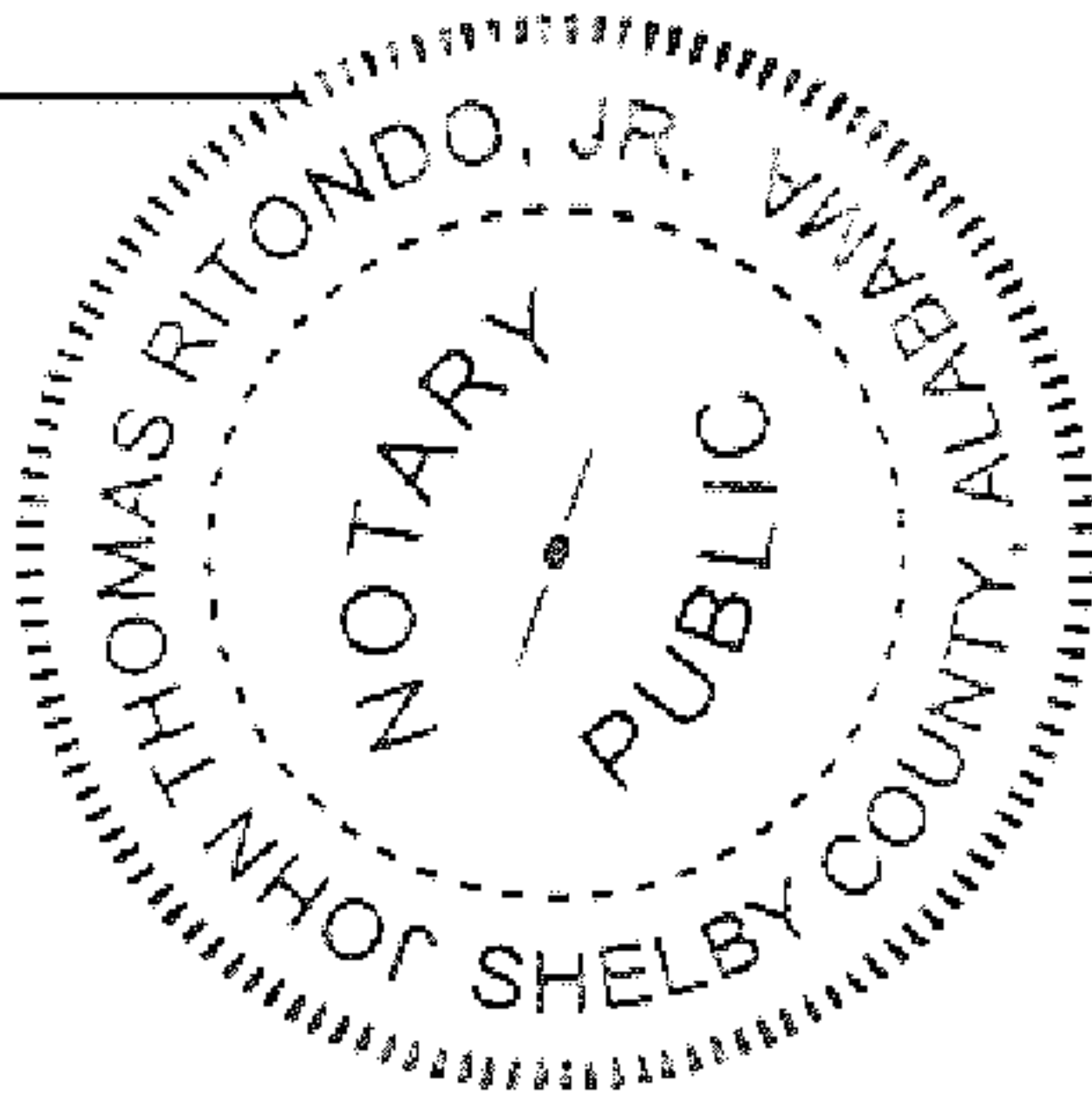
STATE OF ALABAMA  
COUNTY OF JEFFERSON

I, the undersigned, a Notary Public in and for said County, in said State, hereby certify that John R. Jones whose name as Personal Representative for The Estate of Estate of Mildred A. DeStafino, deceased (Shelby County, Alabama Probate Case No. PR-2015-000777) is 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 he/she executed the same voluntarily and in his/her capacity as Personal Representative on the day the same bears date.

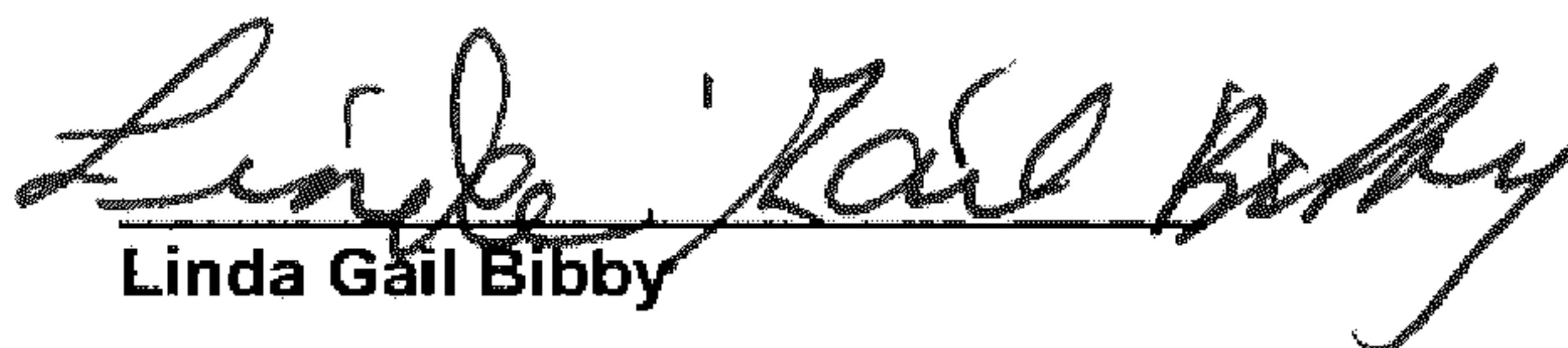
Given under my hand and official seal on 2d day of September, 20 22.

Notary Public

My commission expires:



John Thomas Ritondo, Jr.  
Notary Public, Alabama State at Large  
My Commission Expires August 29, 2023

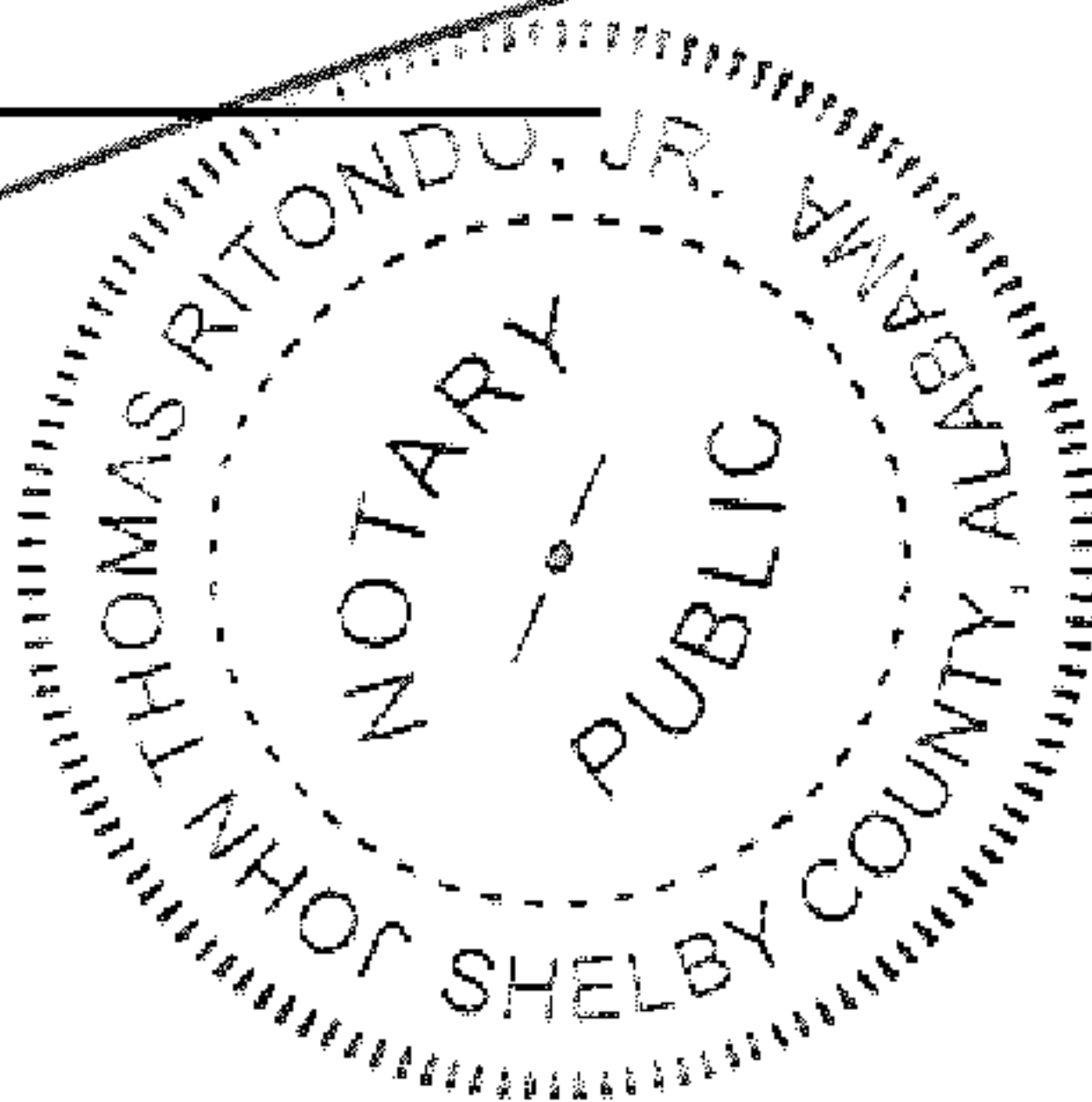
  
Linda Gail Bibby

STATE OF ALABAMA  
COUNTY OF JEFFERSON

I, the undersigned, a Notary Public in and for said County, in said State, hereby certify that Linda Gail Bibby 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 on this 2nd day of September, 2022.

  
Notary Public  
My commission expires:



John Thomas Ritondo, Jr.  
Notary Public, Alabama State at Large  
My Commission Expires August 29, 2023

Mark A. DeStafino  
Mark A. DeStafino

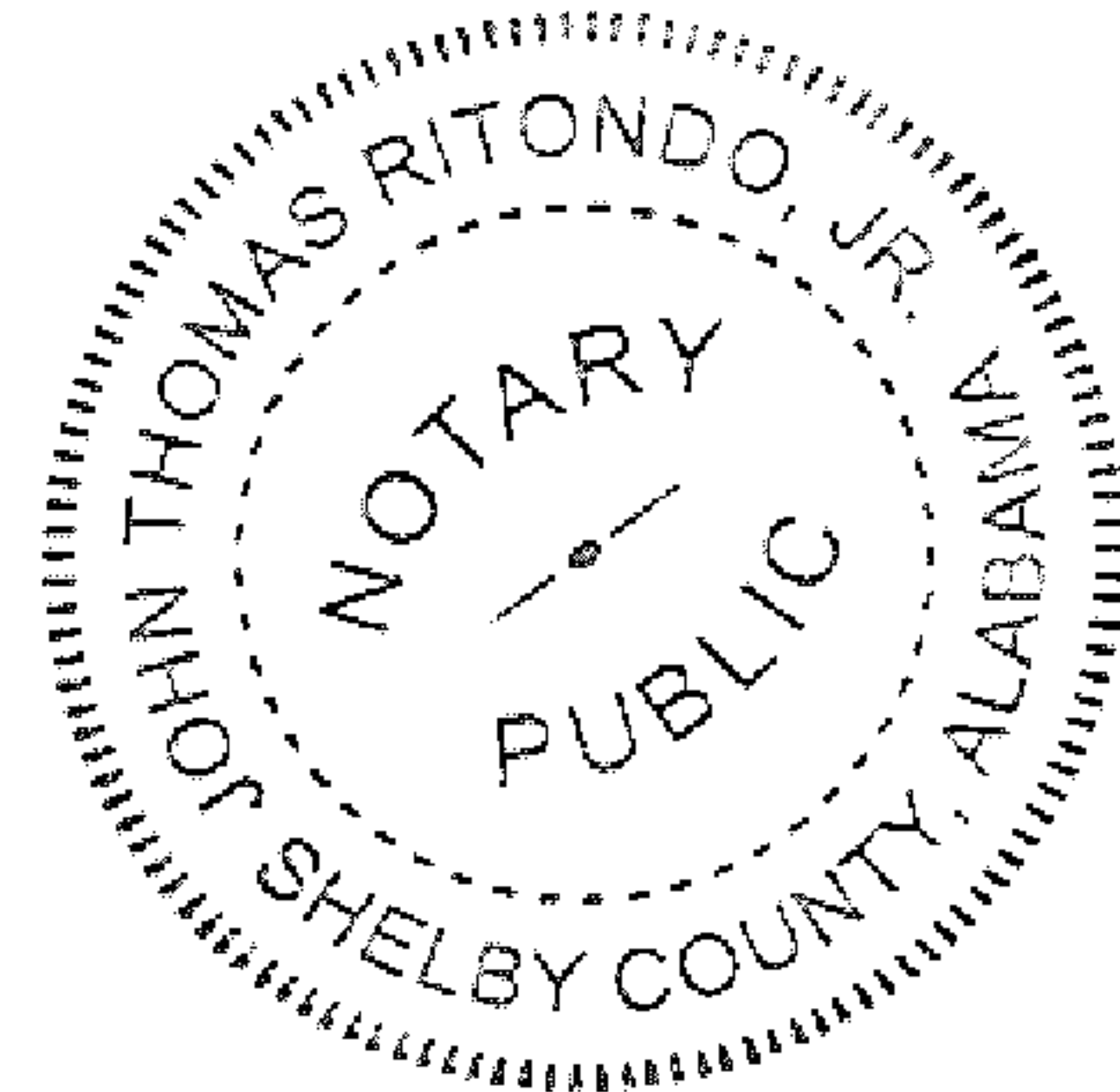
STATE OF ALABAMA  
COUNTY OF JEFFERSON

I, the undersigned, a Notary Public in and for said County, in said State, hereby certify that Mark A. DeStafino 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 on this 2nd day of Sept, 2022

[Signature]  
Notary Public  
My commission expires:

John Thomas Ritondo, Jr.  
Notary Public, Alabama State at Large  
My Commission Expires August 29, 2023



  
San Joseph DeStafino

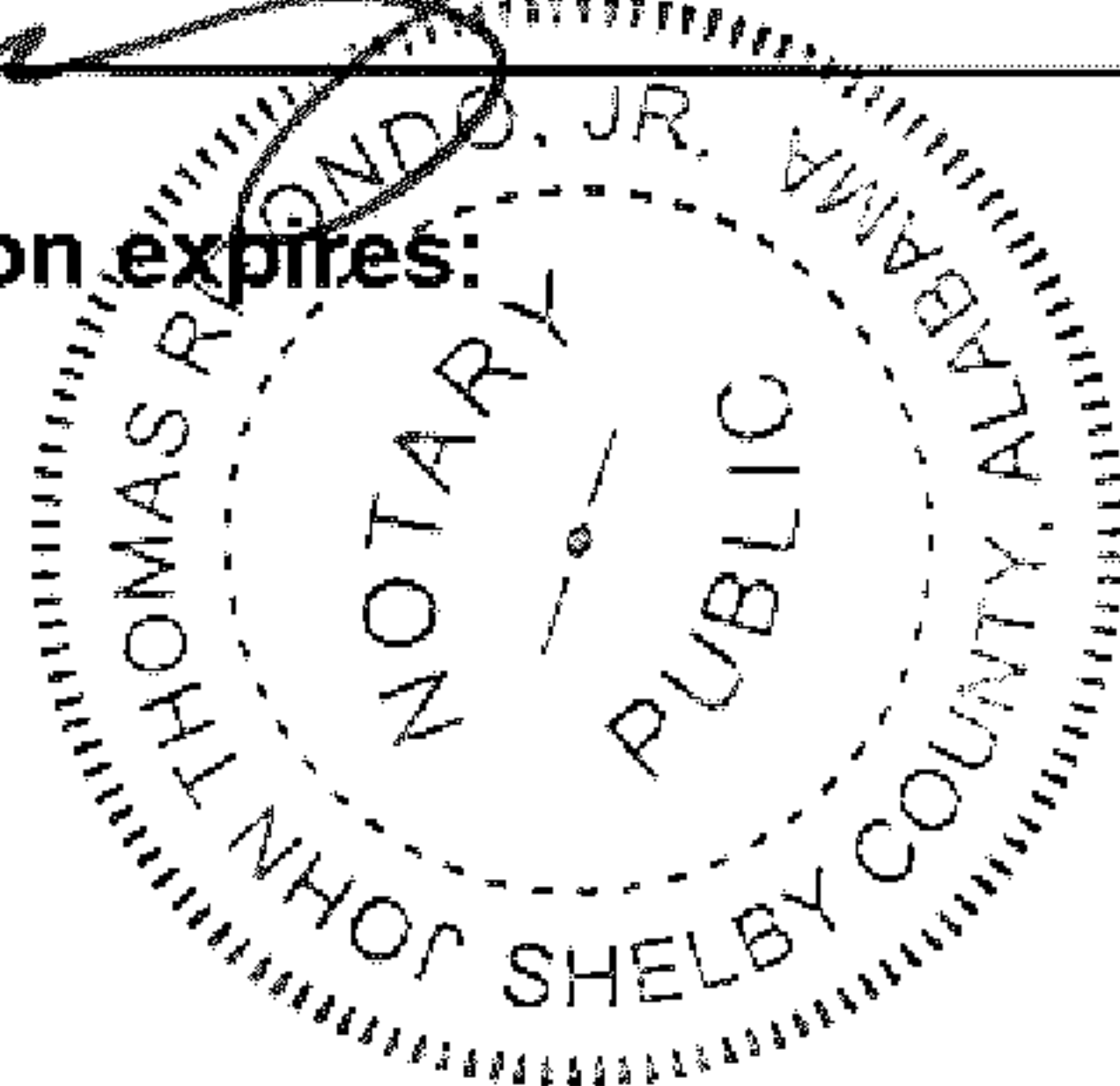
**STATE OF ALABAMA  
COUNTY OF JEFFERSON**

I, the undersigned, a Notary Public in and for said County, in said State, hereby certify that San Joseph DeStafino 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 on this 2nd day of September, 2022

  
Notary Public

My commission expires:



John Thomas Ritondo, Jr.  
Notary Public, Alabama State at Large  
My Commission Expires August 29, 2023



  
Melanie Bea DeStafino

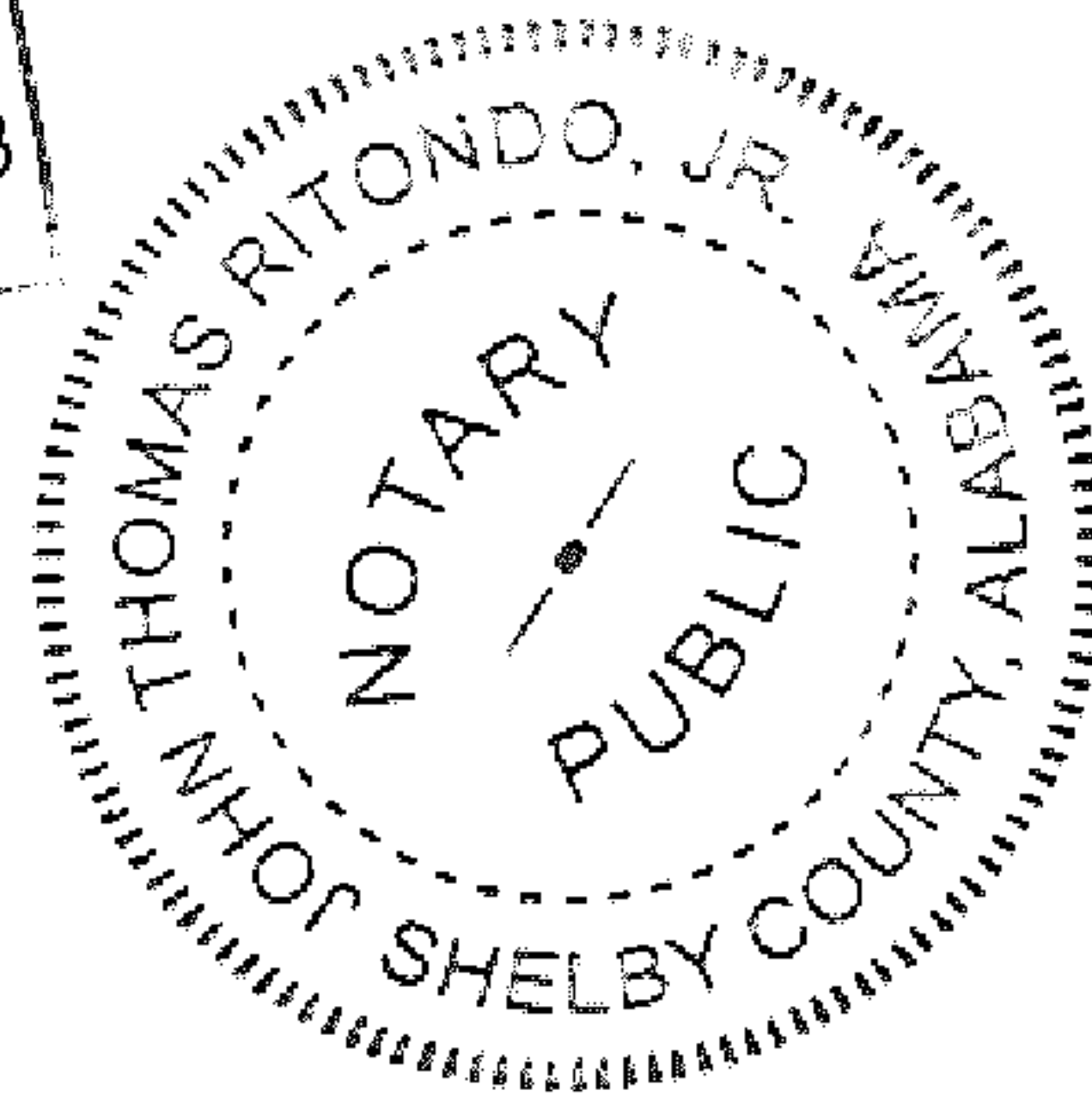
STATE OF ALABAMA  
COUNTY OF JEFFERSON

I, the undersigned, a Notary Public in and for said County, in said State, hereby certify that Melanie Bea DeStafino 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 on this 2nd day of Sept., 2022.

  
Notary Public  
My commission expires:

John Thomas Ritondo, Jr.  
Notary Public, Alabama State at Large  
My Commission Expires August 29, 2023



  
Charles Vincent DeStafino, III

20220907000347970 09/07/2022 09:02:15 AM DEEDS 7/11

STATE OF ALABAMA  
COUNTY OF JEFFERSON

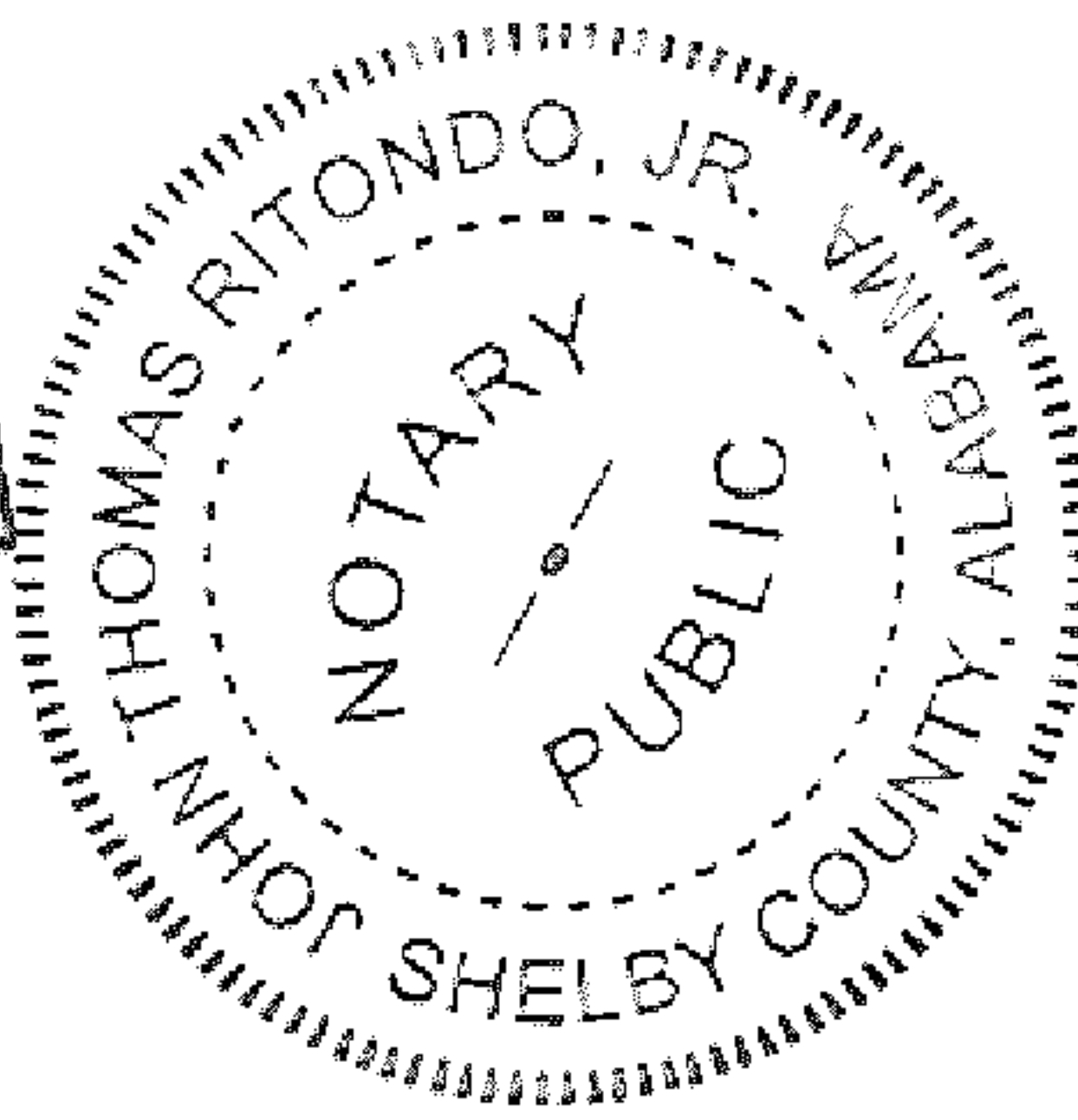
I, the undersigned, a Notary Public in and for said County, in said State, hereby certify that Charles Vincent DeStafino, III whose name(s) is(are) signed to the foregoing conveyance, and who is(are) known to me, acknowledged before me on this day that, being informed of the contents of the conveyance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

Given under my hand and official seal on this 2nd day of September, 20 22

  
Notary Public

My commission expires:

John Thomas Ritondo, Jr.  
Notary Public, Alabama State at Large  
My Commission Expires August 29, 2023



Christopher Lance Bailey  
Christopher Lance Bailey

20220907000347970 09/07/2022 09:02:15 AM DEEDS 8/11

STATE OF ALABAMA  
COUNTY OF JEFFERSON

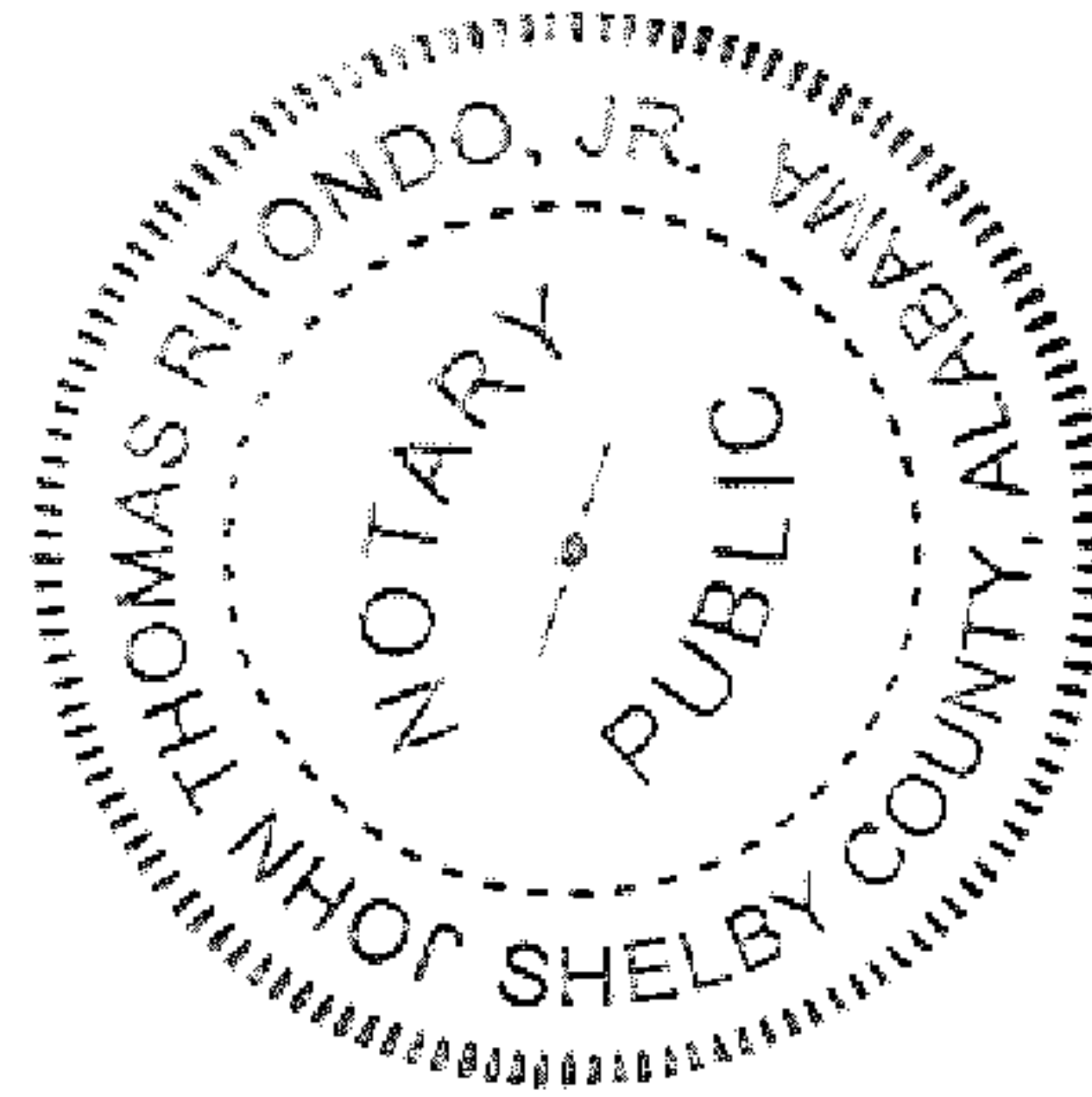
I, the undersigned, a Notary Public in and for said County, in said State, hereby certify that Christopher Lance Bailey whose name(s) is(are) signed to the foregoing conveyance, and who is(are) known to me, acknowledged before me on this day that, being informed of the contents of the conveyance he/she/they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

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

  
Notary Public

My commission expires:

John Thomas Ritondo, Jr.  
Notary Public, Alabama State at Large  
My Commission Expires August 29, 2023





  
Sonya Destafino

20220907000347970 09/07/2022 09:02:15 AM DEEDS 9/11

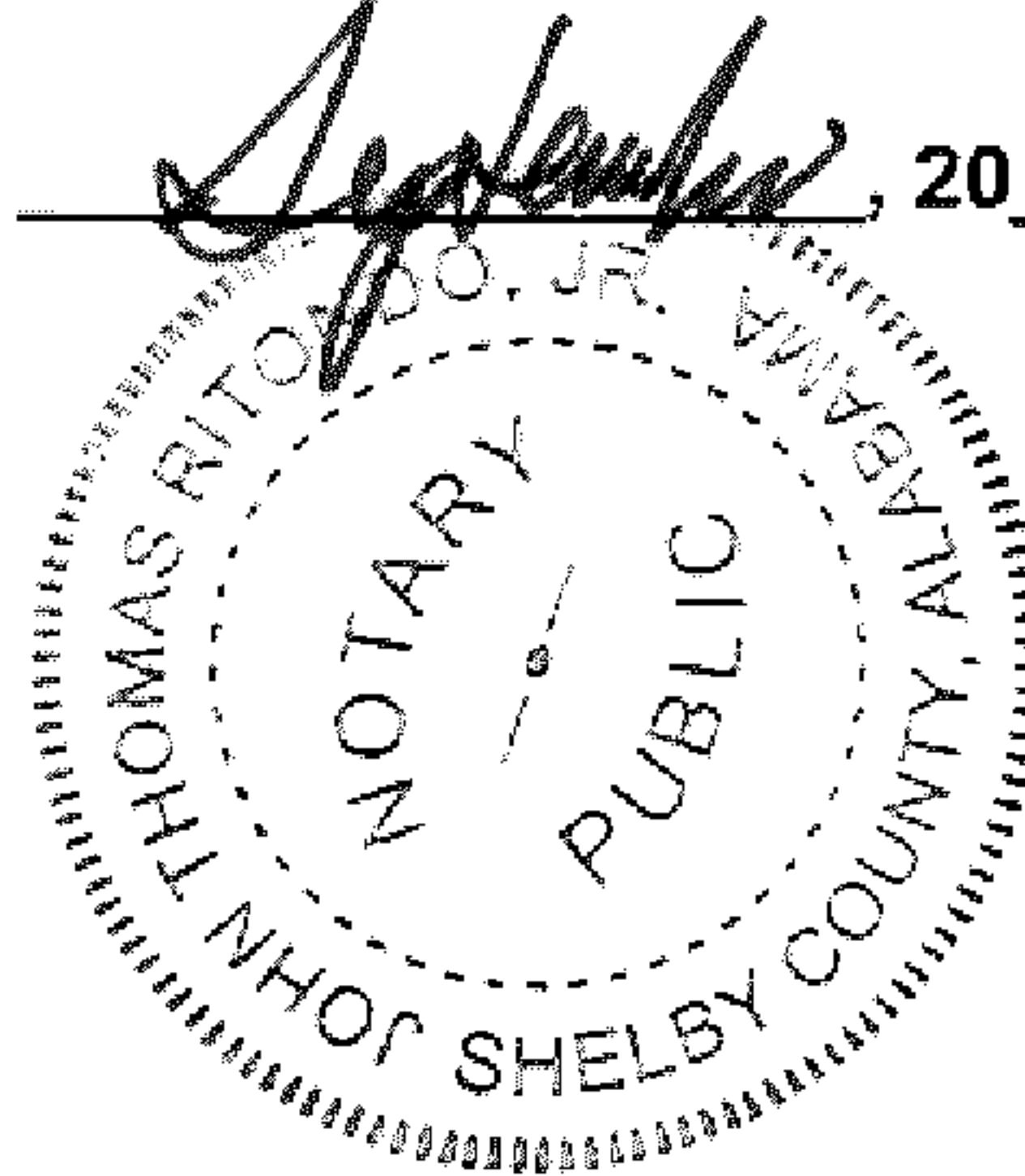
STATE OF ALABAMA  
COUNTY OF JEFFERSON

I, the undersigned, a Notary Public in and for said County, in said State, hereby certify that Sonya Destafino 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 on this 2nd day of September, 20 22.

  
Notary Public  
My commission expires:

John Thomas Ritondo, Jr.  
Notary Public, Alabama State at Large  
My Commission Expires August 29, 2023



**Real Estate Sales Validation Form**

This Document must be filed in accordance with Code of Alabama 1975, Section 40-22-1

Grantor's Name Estate of Mildred A. DeStafino, deceased (Shelby County, Alabama Probate Case No. PR-2015-000777), Linda Gail Bibby, Mark A. DeStafino, San Joseph DeStafino, Melanie Bea DeStafino, Charles Vincent DeStafino, III, Christopher Lance Bailey, and Sonya DeStafino

Grantee's Name Arthur V. Wydemon and Cheryl L. Wydemon

Mailing Address 3115 Sunrise Lane  
Birmingham, AL 35242

Mailing Address 3115 Sunrise Lane  
Birmingham, AL 35242

Property Address 3115 Sunrise Lane  
Birmingham, AL 35242

Date of Sale September 2, 2022

Total Purchase Price \$300,000.00

or

Actual Value

\$

or

Assessor's Market Value

\$

The purchase price or actual value claimed on this form can be verified in the following documentary evidence: (check one) (Recordation of documentary evidence is not required)

☐ Bill of Sale

☐ Appraisal

☐ Sales Contract

☐ Other:

☒ Closing Statement

If the conveyance document presented for recordation contains all of the required information referenced above, the filing of this form is not required.

**Instructions**

Grantor's name and mailing address - Estate of Mildred A. DeStafino, deceased (Shelby County, Alabama Probate Case No. PR-2015-000777), Linda Gail Bibby, Mark A. DeStafino, San Joseph DeStafino, Melanie Bea DeStafino, Charles Vincent DeStafino, III, Christopher Lance Bailey, and Sonya DeStafino, 3115 Sunrise Lane, Birmingham, AL 35242.

Grantee's name and mailing address - Arthur V. Wydemon and Cheryl L. Wydemon, 3115 Sunrise Lane, Birmingham, AL 35242.

Property address - 3115 Sunrise Lane, Birmingham, AL 35242

Date of Sale - September 2, 2022.

Total purchase price - The total amount paid for the purchase of the property, both real and personal, being conveyed by the instrument offered for record.

Actual Value - if the property is not being sold, the true value of the property, both real and personal, being conveyed by the instrument offered for record. This may be evidenced by an appraisal conducted by a licensed appraiser or the assessor's current market value.

If no proof is provided and the value must be determined, the current estimate of fair market value, excluding current use valuation, of the property as determined by the local official charged with the responsibility of valuing property for property tax purposes will be used and the taxpayer will be penalized pursuant to Code of Alabama 1975 & 40-22-1 (h).

I attest, to the best of my knowledge and belief that the information contained in this document is true and accurate. I further understand that any false statements claimed on this form may result in the imposition of the penalty indicated in Code of Alabama 1975 & 40-22-1 (h).

9.2.22



Date: September 2, 2022

Sign \_\_\_\_\_ Agent



Filed and Recorded  
Official Public Records  
Judge of Probate, Shelby County Alabama, County  
Clerk  
Shelby County, AL  
09/07/2022 09:02:15 AM  
\$60.00 JOANN  
20220907000347970

Allen S. Bayl