

This Instrument Was Prepared By:
Christopher R. Smitherman, Attorney At Law
725 West Street
Montevallo, Alabama 35115
(205) 665-4357

Send Tax Notice:
Keri Crim
373 18th St ← property address
Calera AL 35040

Done without benefit of title insurance

STATE OF ALABAMA)
SHELBY COUNTY) **WARRANTY DEED**

Assessed Value 205,770
1/3 = 102,885

KNOW ALL MEN BY THESE PRESENTS, that for and in consideration of the sum of **Love and Affection** and other good and valuable considerations, the receipt and sufficiency of which are hereby acknowledged **Keri Crim and Joseph Crim (a divorced couple)** hereinafter called "Grantor", do hereby GRANT, BARGAIN, SELL AND CONVEY unto Keri Crim hereinafter called "Grantee" in fee simple, together with every contingent remainder and right of reversion, the following described real estate, situated in **Shelby County, Alabama**, to-wit:

LOT 15 AND 16, IN BLOCK 89, ACCORDING TO J.H. DUNSTAN'S MAP AND SURVEY OF THE TOWN OF CALERA, ALABAMA.

Subject to existing easements, restrictions, set-back lines, rights of way, limitations, if any, of record.

NOTE: This is pursuant to the agreement the parties reached in their divorce Case No: 14-DR-900151.00

TO HAVE AND TO HOLD to the said Grantee in fee simple forever, together with every contingent remainder and right of reversion.

The Grantor, does individually and for the heirs, executors, and administrators of the Grantors covenant with said Grantee and the heirs and assigns of the Grantee, that the Grantors are lawfully seized in fee simple of said premises; that said premises are free from all encumbrances, unless otherwise noted above; that the Grantors has a good right to sell and convey the said premises; that the Grantors and the heirs, executors, administrators of the Grantors shall warrant and defend the said premises to the Grantee and the heirs and assigns of the Grantee forever, against the lawful claims of all persons.

IN WITNESS WHEREOF, the Grantors has executed this Deed and set the seal of the Grantors thereto on this date the 2nd day of August, 2023 at 725 West Street, Montevallo, Alabama 35115.



20230809000240330 1/2 \$128.00
Shelby Cnty Judge of Probate, AL
08/09/2023 10:02:37 AM FILED/CERT

GRANTOR
Keri Crim (L.S.)
Keri Crim

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

Grantor.
1600 16th St
Calera AL 35040

I, Chris Smitherman, a Notary Public for the State at Large, hereby certify that the above posted name, Keri Crim, which are signed to the foregoing Deed, who are known to me, acknowledged before me on this day that, being informed of the contents of the Deed, that said persons executed the same voluntarily on the day the same bears date.

GIVEN UNDER MY HAND AND OFFICIAL SEAL OF OFFICE on this the 2nd day of August, 2023.

CHRIS SMITHERMAN
NOTARY PUBLIC, ALABAMA STATE AT LARGE
MY COMMISSION EXPIRES MAY. 01, 2024

NOTARY PUBLIC
My Commission Expires: 05/01/2023

Shelby County, AL 08/09/2023
State of Alabama
Deed Tax: \$103.00

GRANTOR

Joseph Crim (L.S.)
Joseph Crim

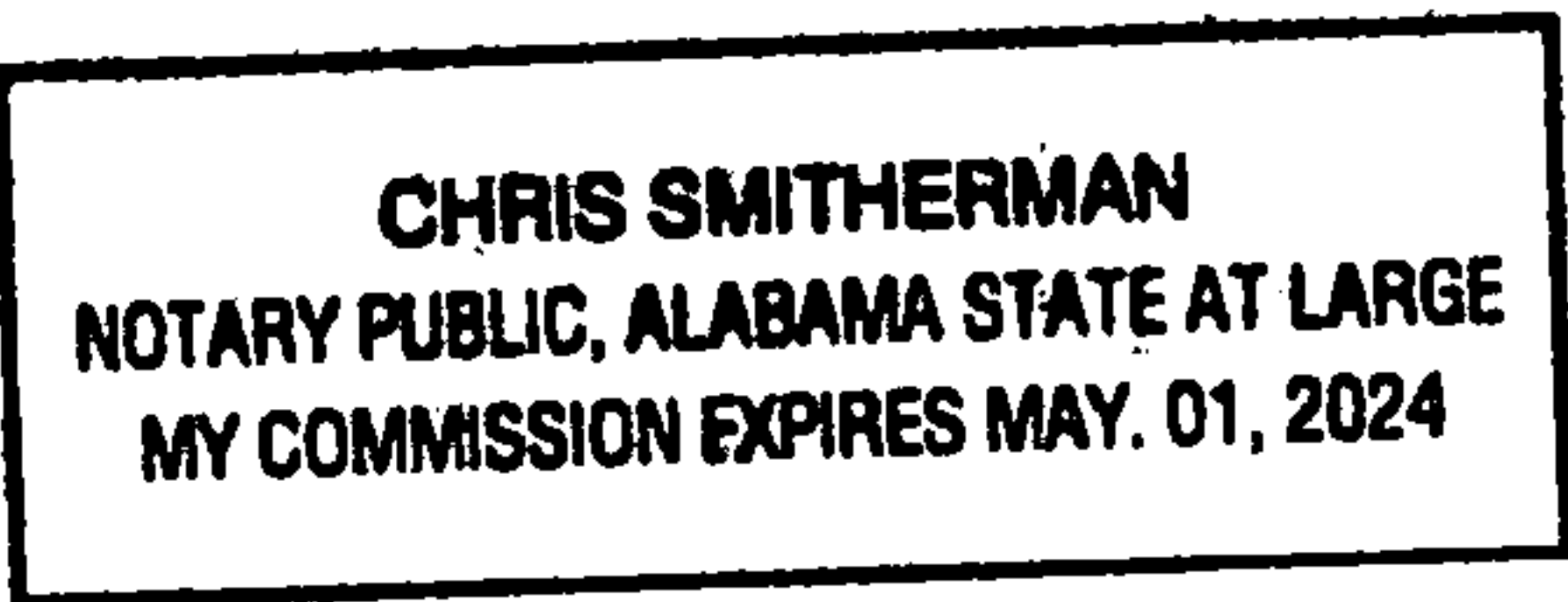
STATE OF ALABAMA

SHELBY COUNTY

)
) **ACKNOWLEDGMENT**
)

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GIVEN UNDER MY HAND AND OFFICIAL SEAL OF OFFICE on this the 2 day of August, 20 23.



[Signature]
NOTARY PUBLIC
My Commission Expires: 05/01/2024

