

This Instrument Prepared by:

SEND TAX NOTICE TO:

Thomas F. Cassick  
The Law Offices of Thomas F. Cassick, LLC  
2226 Williamsburg Drive  
Pelham, AL 35124  
FILE NO. ATB3809

125 Gardner St.  
Montevallo AL 35115

[Space Above This Line for Recording Data]

## SURVIVORSHIP WARRANTY DEED

STATE OF ALABAMA  
COUNTY OF SHELBY

### KNOW BY ALL MEN THESE PRESENTS:

That in consideration of **Eighty Thousand and 00/100 Dollars (\$80,000.00)**, the amount of which can be verified in the Sales Contract between the parties hereto, to the undersigned grantor (whether one or more), in hand paid by the grantee herein, the receipt of which is acknowledged, I or we, **Owen Scott Smitherman, as Personal Representative of the Estate of Catherine B. Legg, Shelby County Probate Case No. PR-2023-000028 and Owen Scott Smitherman, a married person, as Devisee of the Estate of Catherine B. Legg,** whose mailing address is 117 N Highland Dr Columbiana, AL 35051;  
and **Melvin Thomas Smitherman, a married person, as Devisee of the Estate of Catherine B. Legg,** whose mailing address is 2085 County Rd 46, Montevallo, AL 35115-2401;  
and **Lindsay Clay Smitherman, a married person, as Devisee of the Estate of Catherine B. Legg,** whose mailing address is 956 Coronado Drive Gulf Breeze, FL 32563  
(herein referred to as grantor, whether one or more) grant, bargain, sell and convey unto **Donald Trent Jones and Cheryl S. White** (herein referred to as grantee) whose mailing address is 125 Gardner Street Montevallo AL 35115 for and during their joint lives as joint tenants and upon the death of either of them, then to the survivor of them in fee simple, together with every contingent remainder and right of reversion, the following described real estate, situated in **Shelby County, Alabama**, having an address **107 Gardner Street, Montevallo, AL 35115**, to wit:

**Lot 3, according to the survey of Shaw Villas, Phase 1, a Residential Townhome Community, as recorded in Map Book 14, Page 56, in the Probate Office of Shelby County, Alabama. Situated in Shelby County, Alabama.**

Subject to ad valorem taxes for the current year, and subsequent years.

Subject to restrictions, reservations, conditions, and easement of record

Subject to any minerals or mineral rights leased, granted or retained by prior owners.

This does not constitute the homestead property of the Grantors or their spouses (if applicable)

Catherine B. Legg was the surviving grantee of that certain Warranty Deed recorded in Instrument #20060405000157470, the other grantee B. R. Legg having died on September 25, 2014.

\$78,551.00 of the consideration recited above was paid from a Purchase Money Mortgage executed simultaneously herewith

**To Have and To Hold** to the said grantees, for and during their joint lives as joint tenants and upon the death of either of them, then to the survivorship of them in fee simple, and to the heirs and assigns of such survivor forever, together with every contingent remainder and right of reversion. 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 stated above; that I (we) have a good right to sell and convey the same as aforesaid; that I (we) will, and my (our) heirs, executors and administrators shall warrant and defend the same to the said grantees, their heirs and assigns forever, against the lawful claims of all persons.

IN WITNESS WHEREOF, I (we) have hereunto set my (our) hand(s) and seal(s) this the 30<sup>th</sup> day of August, 2023.



Owen Scott Smitherman as Personal Representative  
of the Estate of Catherine B. Legg, Shelby County  
Probate Case No. PR-2023-000028

STATE OF ALABAMA  
COUNTY OF Shelby

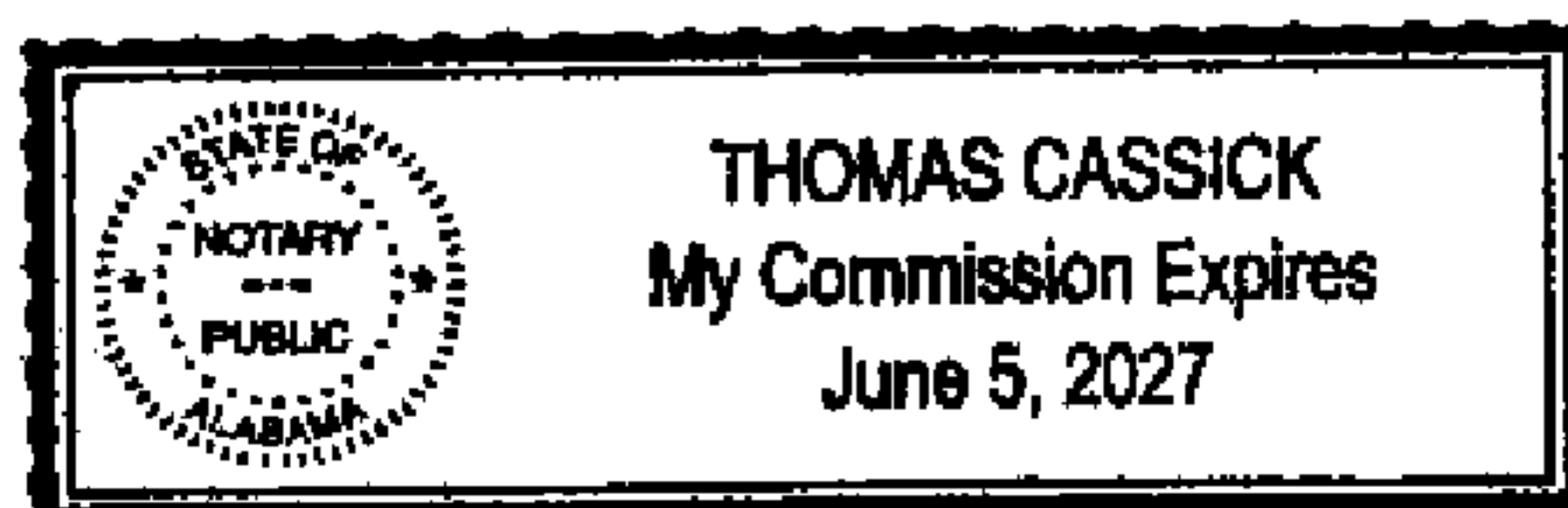
I, Thomas Cassick, a Notary Public in and for—  
said county in said state, hereby certify that **Owen Scott Smitherman as Personal Representative of the Estate of Catherine B. Legg, Shelby County Probate Case No. PR-2023-000028** whose name(s) is/are signed to the foregoing conveyance and who is/are known to me, acknowledged before me on this day that, being informed of the contents of this conveyance, he as Personal Representative executed the same voluntarily and with full authority.

WITNESS my hand and official seal in the county and state aforesaid this the 30<sup>th</sup> day of August, 2023.

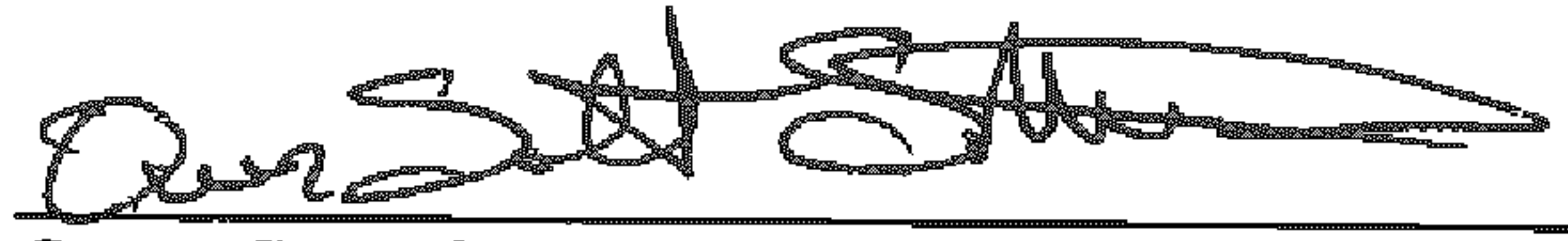
My Commission Expires: 6/5/2027

Thomas Cassick  
Notary Public

(S E A L)



IN WITNESS WHEREOF, I (we) have hereunto set my (our) hand(s) and seal(s) this the 30<sup>th</sup> day of August, 2023.

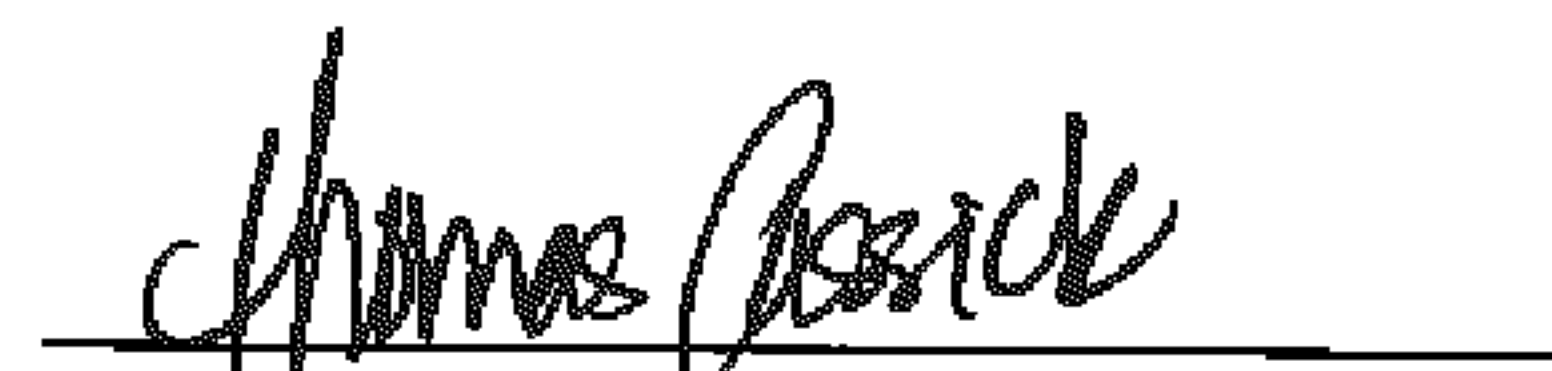
  
Owen Scott Smitherman

STATE OF Alabama Shelby County ss:

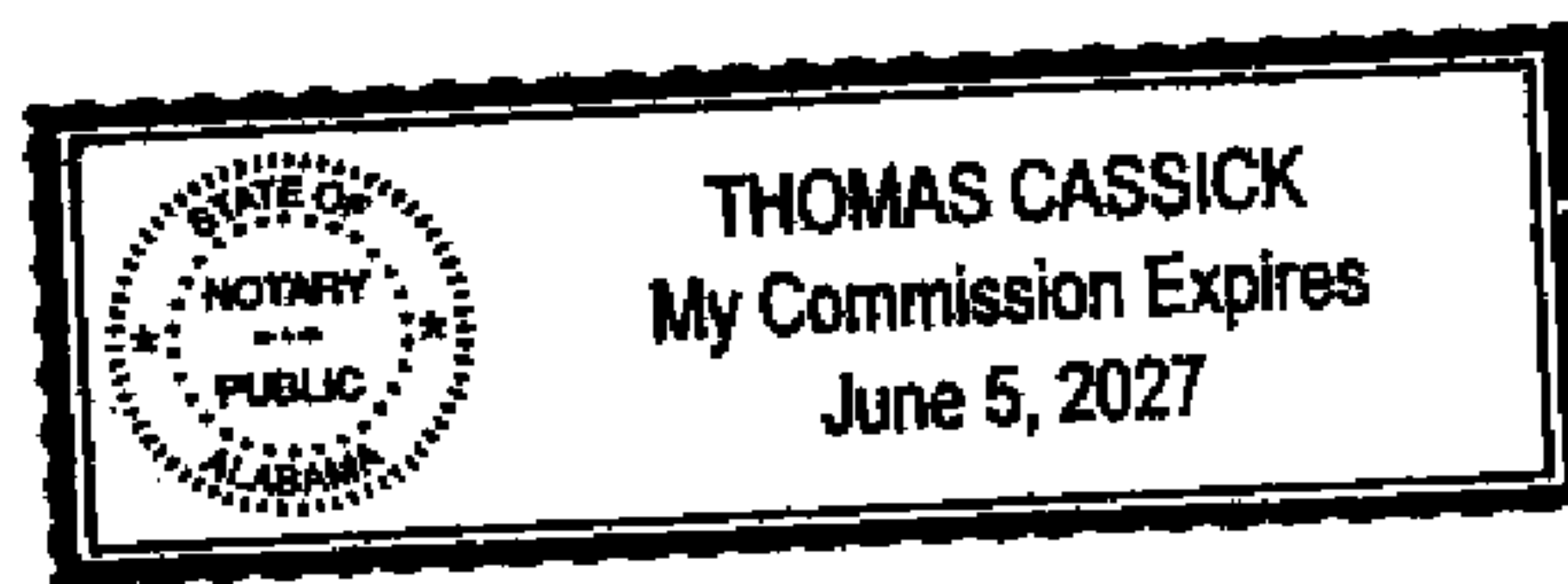
I, Thomas Cassick, a Notary Public in and for said county in said state, hereby certify that **Owen Scott Smitherman** whose name is (are) signed to the foregoing conveyance and who is (are) known to me, acknowledged before me on this day that, being informed of the contents of this conveyance, he executed the same voluntarily.

WITNESS my hand and official seal in the county and state aforesaid this the 30<sup>th</sup> day of August, 2023.

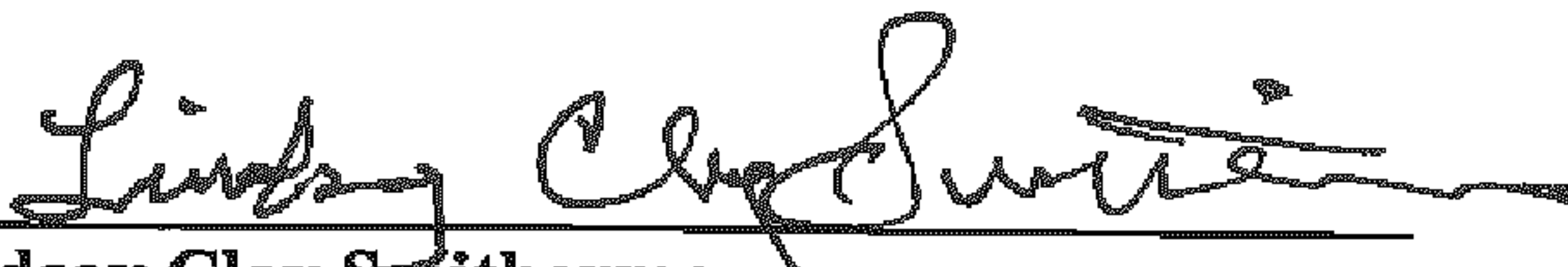
My Commission Expires: 6/5/2027

  
Notary Public

(S E A L)



IN WITNESS WHEREOF, I (we) have hereunto set my (our) hand(s) and seal(s) this the 28<sup>th</sup> day of August, 2023

  
Lindsay Clay Smitherman

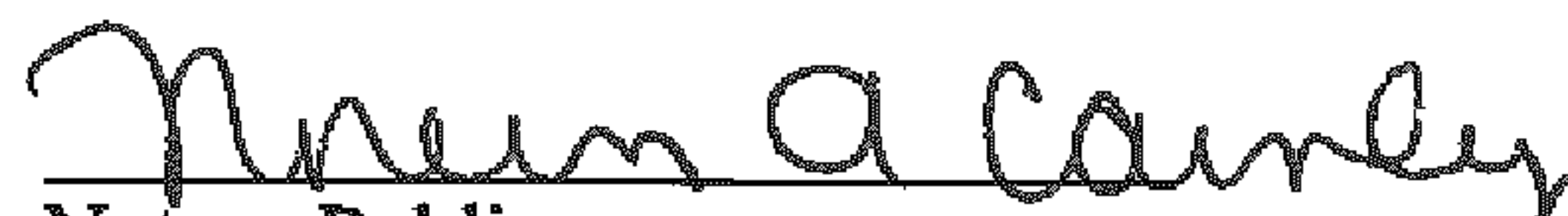
STATE OF Florida

Escambia County ss:

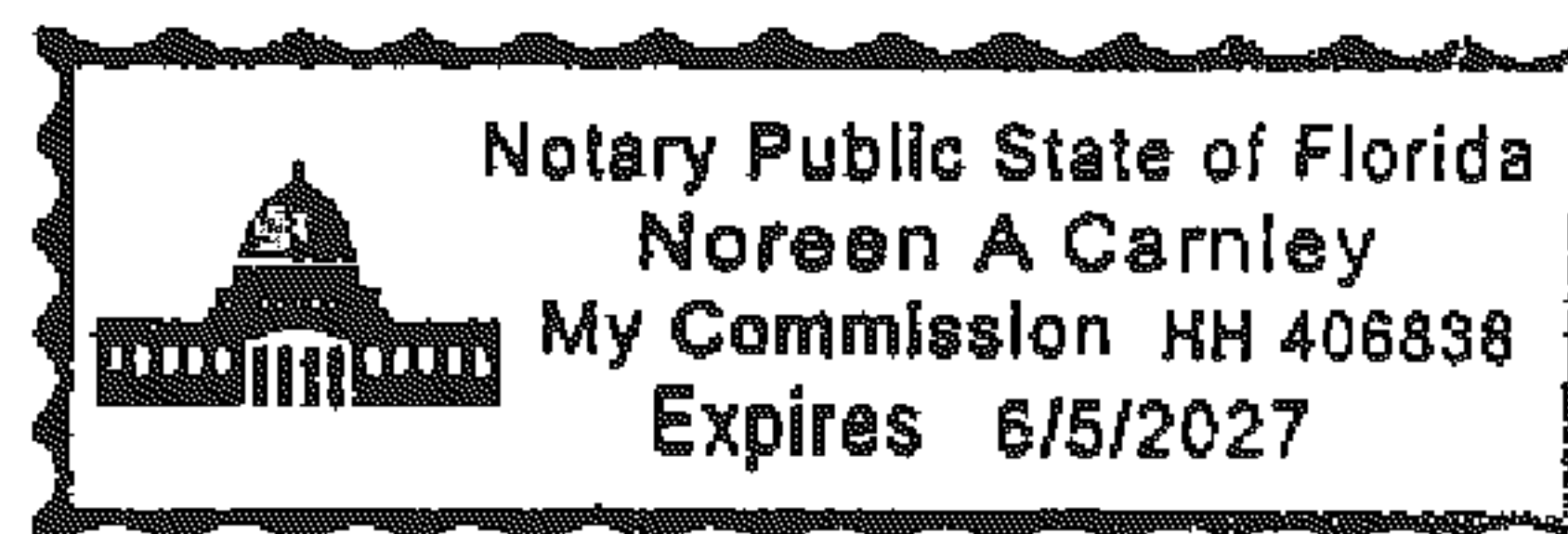
I, Noreen A. Carnley, a Notary Public in and for said county in said state, hereby certify that **Lindsay Clay Smitherman** whose name is (are) signed to the foregoing conveyance and who is (are) known to me, acknowledged before me on this day that, being informed of the contents of this conveyance, he executed the same voluntarily.

WITNESS my hand and official seal in the county and state aforesaid this the 28<sup>th</sup> day of August, 2023.

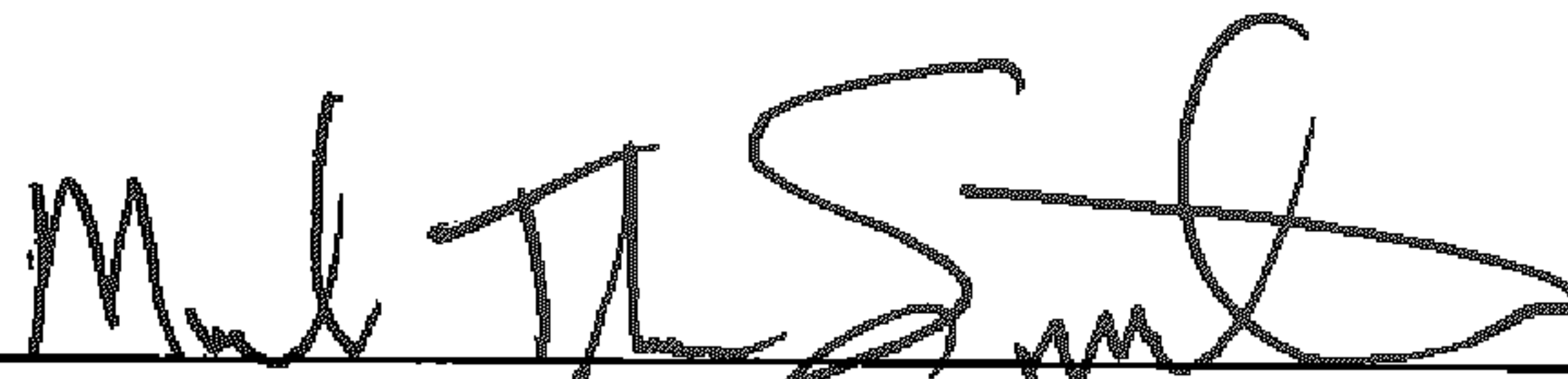
My Commission Expires:

  
Notary Public

(S E A L)



IN WITNESS WHEREOF, I (we) have hereunto set my (our) hand(s) and seal(s) this the 29th day of Aug, 2023.

  
Melvin Thomas Smitherman

STATE OF Alabama Jefferson County ss:

I, Jeninne H Po, a Notary Public in and for said county in said state, hereby certify that **Melvin Thomas Smitherman** whose name 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 this conveyance, he executed the same voluntarily.

Aug WITNESS my hand and official seal in the county and state aforesaid this the 29th day of Aug, 2023.

My Commission Expires:

  
Notary Public

(S E A L)



Filed and Recorded  
Official Public Records  
Judge of Probate, Shelby County Alabama, County  
Clerk  
Shelby County, AL  
08/31/2023 09:46:41 AM  
\$38.50 BRITTANI  
20230831000263530

Alvin S. Bayl