

This instrument was prepared by:
Hornsby & Hornsby, Attorneys at Law
Matthew J. Hornsby
2010 Old Springville Road, Suite 100
Birmingham, AL 35215

Send Tax Notice To/Grantee's Address:
Michael Thrash
9 Eddings Lane
Alabaster, AL 35007

**WARRANTY DEED JOINTLY FOR LIFE WITH REMAINDER TO SURVIVOR
STATE OF ALABAMA * KNOW ALL MEN BY THESE PRESENTS,
SHELBY COUNTY ***

That in consideration of Two Hundred Thousand and No/100 Dollars---(\$200,000.00) and other good and valuable consideration paid to the undersigned grantor, **Rex Norris, an unmarried man**, of 459 Main Street, Trussville, AL 35173 (herein referred to as Grantor) in hand paid by the grantee herein, the receipt of which is hereby acknowledged, the said Grantor does by these presents, grant, bargain, sell and convey unto **Michael Thrash and Kasie Thrash**, as joint tenants, with right of survivorship (herein referred to as Grantee, whether one or more), the following described real estate situated in Shelby County Alabama, to-wit:

Lot 9, according to the Survey of Monte Tierra 1st Addition, as recorded in Map Book 6, Page 93, in the Probate Office of Shelby County, Alabama.

Property Address: 9 Eddings Lane, Alabaster, AL 35007

Subject to easements and restrictions of record, and to current taxes a lien but not yet payable.

Mineral and mining rights excepted not owned by grantor.

The entire stated purchase price was paid from the proceeds of a mortgage loan executed and recorded simultaneously herewith, said loan being in the amount of \$200,000.00.

This instrument has been made using information provided by the grantor and grantee herein, without benefit of title opinion or survey.

TO HAVE AND TO HOLD, Unto the said Grantees 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 grantees herein shall take as tenants in common.

And said Grantor does for itself, its successors and assigns, covenant with said Grantee, their heirs and assigns, that it is lawfully seized in fee simple of said premises, that they are free from all encumbrances, that it has good right to sell and convey the same as aforesaid; and that it will and its successors and assigns shall warrant and defend the same to the said Grantee, their heirs, executors and assigns forever, against the lawful claims of all persons.

IN WITNESS WHEREOF, the said Grantor has hereto set his/her/their signature(s) and seal(s), this the 17 day of July, 2024.

Rex Norris
Rex Norris

STATE OF ALABAMA
JEFFERSON COUNTY*

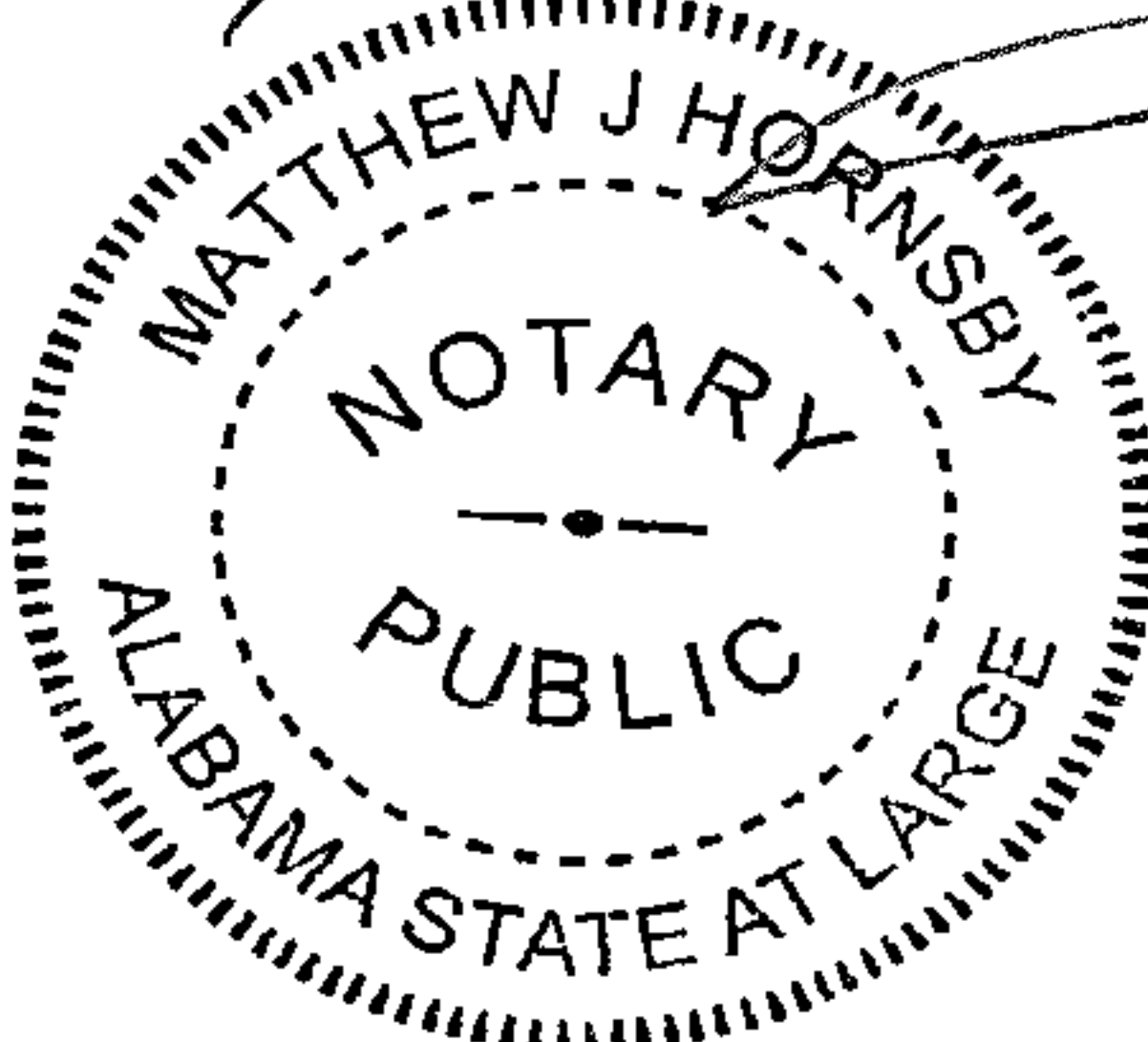
General Acknowledgment

I, the undersigned, a Notary Public in and for said County, in said State, hereby certify that **Rex Norris, an unmarried man**, whose name is signed to the foregoing instrument, and who is known to me, acknowledged before me on this day, that being informed of the contents of the said instrument, he executed the same voluntarily.

Given under my hand and official seal, this 17 day of July, 2024.

My Commission Expires: 9/17/24

Matthew J. Hornsby
Notary Public



Filed and Recorded
Official Public Records
Judge of Probate, Shelby County Alabama, County
Clerk
Shelby County, AL
07/17/2024 11:11:14 AM
\$26.00 JOANN
20240717000217610

Allie S. Bayl