

Send Tax Notice to:  
Bradford Walton and Lara H. Walton  
46 3<sup>rd</sup> Avenue  
Shelby, AL 35143

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## **SURVIVORSHIP WARRANTY DEED**

Source of Title: Instrument #: 20240301000055320

**STATE OF ALABAMA  
COUNTY OF SHELBY**

**KNOW BY ALL MEN THESE PRESENTS**, that effective this the 27<sup>th</sup> day of May, 2025, in consideration of **Two Hundred Twenty Six Thousand Five Hundred and 00/100 Dollars (\$226,500.00)**, the amount of which can be verified in the Sales Contract between the parties hereto, to the undersigned Grantor, in hand paid by the grantee herein, the receipt of which is acknowledged, I or we, **Donna Michelle Alexander, n/k/a Donna Michelle Youngblood, and Robert Dale Jones, a married couple**, (herein referred to as Grantor, whether one or more, singular or plural as context requires), whose mailing address is 1534 Highway 31 N, Prattville, AL 36067 does hereby grant, bargain, sell and convey unto **Bradford Walton and Lara H. Walton**, (herein referred to as Grantee, whether one or more, singular or plural as context requires), whose mailing address is 46 3<sup>rd</sup> Avenue, Shelby, AL 35143, 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 of 46 3<sup>rd</sup> Avenue, Shelby, AL 35143, to wit:

**A Parcel of land being part of Lot 2 and all of Lot 3, Block 10, of 2nd Addition to Pine Grove Camp, as recorded in Deed Book 205, Page 197, in the Office of the Judge of Probate of Shelby County, Alabama, being more particularly described as follows:**

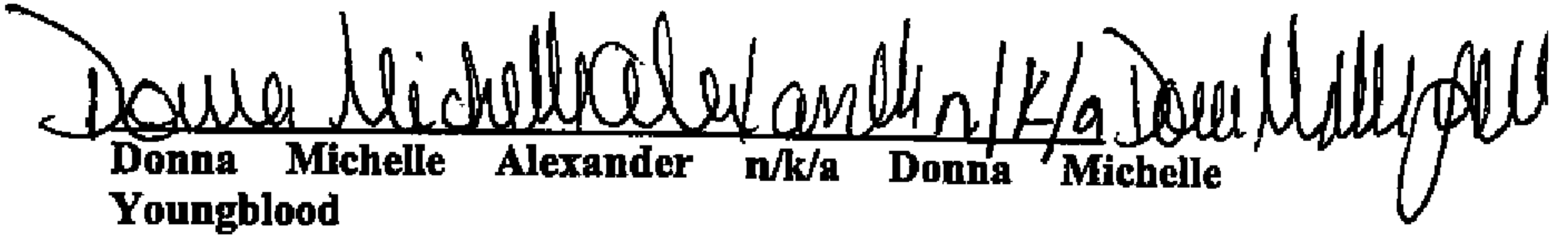
**BEGIN at the NE Corner of Lot 3, Block 10, of 2nd Addition to Pine Grove Camp, as recorded in Deed Book 205, Page 197, in the Office of the Judge of Probate of Shelby County, Alabama, said point being the POINT OF BEGINNING; thence S00°33'51"W a distance of 149.94'; thence N89°20'48"W a distance of 99.27' to the Easterly R.O.W. line of 3rd Avenue Pine Grove Village; thence N00°10'03"E and along said R.O.W. line a distance of 150.00'; thence S89°18'46"E and leaving said R.O.W. line a distance of 100.31' to the POINT OF BEGINNING.**

Subject to the following: ad valorem taxes for the current year, and subsequent years; any and all restrictions, reservations, conditions, and easements of record; any and all minerals or mineral rights leased, granted, or retained by prior owners.

\$ 181,200.00 of the consideration recited above was paid from a Purchase Money Mortgage executed simultaneously herewith.

**To Have and To Hold** to the said Grantee, 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 Grantee, 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 Grantee, 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 12<sup>th</sup> day of June, 2025.

  
Donna Michelle Alexander n/k/a Donna Michelle Youngblood

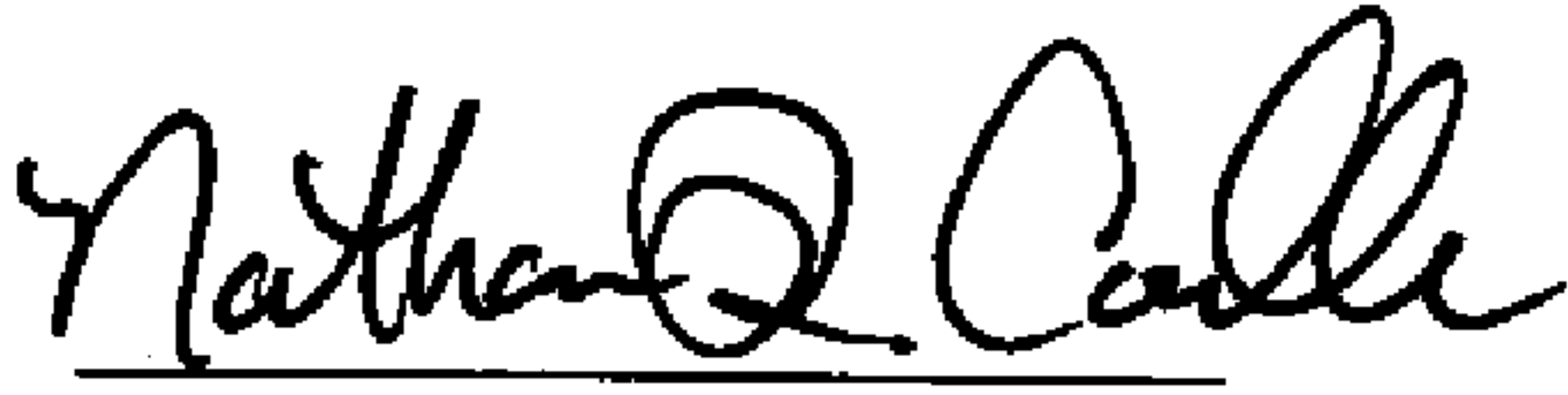
  
Robert Dale Jones

STATE OF ALABAMA

COUNTY OF JEFFERSON

I, Nathan R. Cordle, a Notary Public in and for said county in said state, hereby certify that Donna Michelle Alexander n/k/a Donna Michelle Youngblood, and Robert Dale Jones, 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/she/they executed the same voluntarily and with full authority.

WITNESS my hand and official seal in the county and state aforesaid this the 12<sup>th</sup> day of June, 2025.

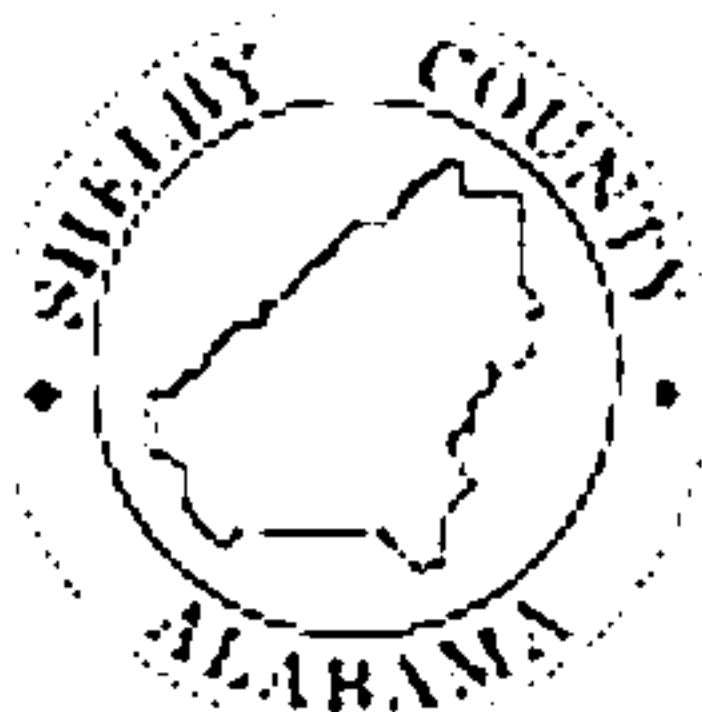
  
Nathan R. Cordle  
Notary Public

[SEAL]

My Commission Expires: 8/7/2028

This instrument was prepared by:  
The Law Offices of Nathan R. Cordle, LLC  
Nathan R. Cordle, Esq.  
1801 Oxmoor Road, Suite 100  
Homewood, AL 35209  
(205) 454-9121

File No.: ATB4553



Filed and Recorded  
Official Public Records  
Judge of Probate, Shelby County Alabama, County  
Clerk  
Shelby County, AL  
06/13/2025 10:26:18 AM  
\$71.50 JOANN  
20250613000181900

