

THIS INSTRUMENT PREPARED BY:
J. MICHAEL CARRA, ESQ.
THE CARRA LAW FIRM LLC
2522 Valleydale Road, Suite 201
Birmingham, AL 35244

Grantor's Address:
133 Cambridge Pointe
Alabaster, AL 35007

Grantee's Address:
7 Country Club Drive
Calera, AL 35040

JOINT SURVIVORSHIP DEED

State of ALABAMA
County of SHELBY

KNOW ALL MEN BY THESE PRESENTS, that for and in consideration of the sum of ONE HUNDRED FIFTY THOUSAND DOLLARS (\$150,000.00), and other good and valuable consideration in hand paid to Robert J. Gerchow, III and Kelli Gerchow, husband and wife (hereinafter referred to as "Grantor(s)"), the receipt and sufficiency of which is hereby acknowledged, by **John Buttrey and Julie Buttrey**, husband and wife (hereinafter referred to as "Grantee(s)"), does hereby GRANT, BARGAIN, SELL and CONVEY unto Grantee(s), in fee simple absolute together with every contingent remainder and right of reversion, and subject to all the provisions contained in this warranty deed, the following described real property situated in Shelby County, Alabama, to-wit:

LOT 35, ACCORDING TO THE SURVEY OF CAMBRIDGE POINTE, FIRST SECTOR, AS RECORDED IN MAP BOOK 17, PAGE 59, IN THE PROBATE OFFICE OF SHELBY COUNTY, ALABAMA; BEING SITUATED IN SHELBY COUNTY, ALABAMA. MINERAL AND MINING RIGHTS EXCEPTED.

LESS AND EXCEPT such oil, gas, and other mineral interests, and all rights and privileges in connection therewith, as may have been reserved or conveyed by prior owners, if any.

THIS CONVEYANCE AND THE WARRANTIES CONTAINED IN THIS WARRANTY DEED ARE MADE SUBJECT TO THE FOLLOWING:



Any and all covenants, restrictions, regulations, conditions, easements, rights-of-way, liens, set back lines, and other rights of whatever nature, recorded and/or unrecorded.

TOGETHER WITH ALL AND SINGULAR the rights, members, privileges, tenements, hereditaments and appurtenances thereunto belonging, or in anywise appertaining.

TO HAVE AND TO HOLD unto said Grantee(s), and the heirs and assigns of said Grantee(s), in fee simple, forever.

AND except as to the above, and taxes hereafter falling due, which are assumed by said Grantee(s), for the Grantor(s), and for the heirs and assigns of the Grantor(s), hereby covenants and warrants to and with said Grantee(s), Grantee's heirs and assigns, that the Grantor(s) is seized of an indefeasible estate in fee simple in and to said real property, and has a good and lawful right to sell and convey the same, and that the Grantor(s) is in quiet and peaceable possession of said real property, and that said real property is free and clear of all liens and encumbrances, unless otherwise noted herein and/or incorporated herein by reference, and Grantor(s) does hereby WARRANT and will forever DEFEND the title to said real property, unto said Grantee(s), and Grantee's heirs and assigns, against the lawful claims and demands of all persons whomsoever.

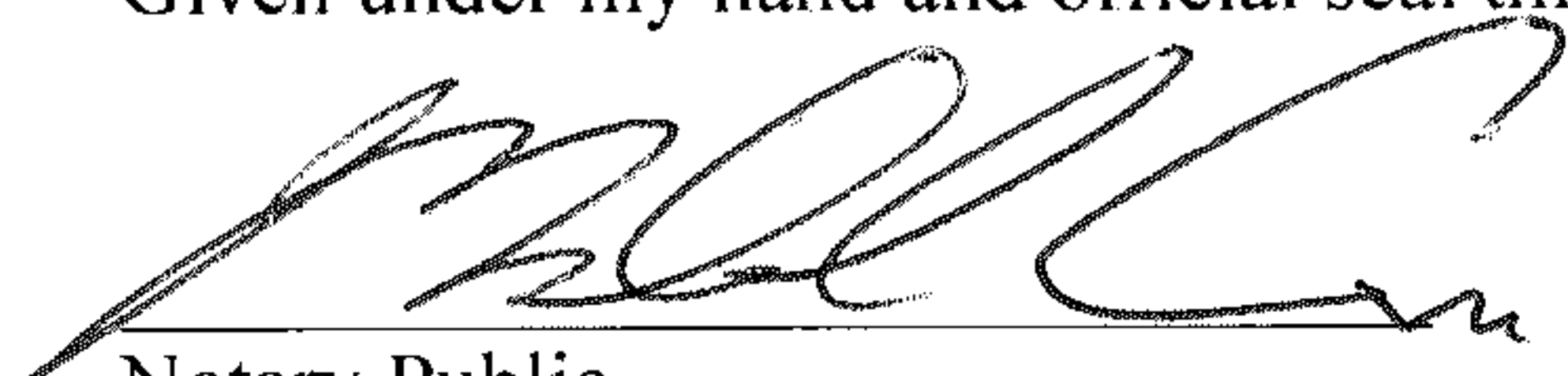
IN WITNESS WHEREOF, the Grantor(s) has set the hand and seal of the Grantor(s) on this, the 9th day of January, 2026


Robert J. Gerchow, III

Kelli Gerchow

STATE OF ALABAMA
COUNTY OF SHELBY

I, the undersigned Notary Public in and for said County and State, hereby certify that Robert J Gerchow, III and Kelli Gerchow whose name(s) is/are 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, (s)he executed the same voluntarily on the day the same bears date.

Given under my hand and official seal this 9th day of January, 2026.


Notary Public
My Commission Expires:

MICHAEL CARRA
Notary Public, Alabama State at Large
My Commission Expires 09/15/2029

Real Estate Sales Validation Form

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

Grantor's Name Robert J. Gerchow, III and Kelli Gerchow
Mailing Address _____

Grantee's Name John Buttrey and Julie Buttrey
Mailing Address _____

Property Address 133 Cambridge Pointe
Alabaster, AL 35007

Date of Sale 01/09/2026
Total Purchase Price \$150,000.00
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
- Sales Contract
- Closing Statement
- Appraisal
- Other _____

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 - provide the name of the person or persons conveying interest to property and their current mailing address.

Grantee's name and mailing address - provide the name of the person or persons to whom interest to property is being conveyed.

Property address - the physical address of the property being conveyed, if available. Date of Sale - the date on which interest to the property was conveyed.

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).

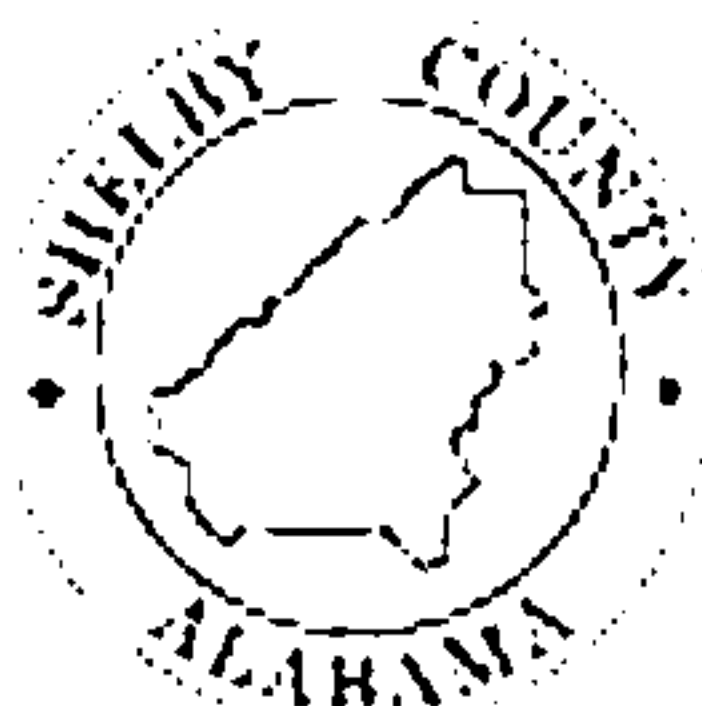
I attest, to the best of my knowledge and belief that the information contained in this document is true and accurate. I further understand that any false statements claimed on this form may result in the imposition of the penalty indicated in Code of Alabama 1975 § 40-22-1 (h).

Date / /

Print J. Michael Corra

Unattested _____
(verified by)

Sign [Signature]
(Grantor/Grantee/Owner/Agent) circle one



Filed and Recorded
Official Public Records
Judge of Probate, Shelby County Alabama, County
Clerk
Shelby County, AL
01/12/2026 12:17:24 PM
\$178.00 KELSEY
20260112000010320

Form RT-1

Allen S. Boyd