

DEED



20260403000098620 1/2 \$30.00  
Shelby Cnty Judge of Probate, AL  
04/03/2026 03:16:48 PM FILED/CERT

State of Alabama )  
Shelby County )

THIS INDENTURE, made this 3 day of April, 2026,  
between the surviving heir of ANNIE MAE HARDY, deceased pursuant to that certain Warranty  
Deed, Joint Tenants with Right of Survivorship, recorded in the Probate Office of Shelby  
County, Alabama, on March 11, 1988, with the date of conveyance on April 20, 1986, and whose  
name is J. W. HARDY, son of Annie Mae Hardy, hereinafter referred to as Grantor, and  
BRANDY JORDAN, hereinafter referred to as Grantee.

That the issue of the deceased's direct heirs of Annie Mae Hardy have consented to the said  
real property being devised to Grantee.

WITNESSETH

That the Grantor, in consideration of the sum of Ten Dollars and no cents (\$10.00), in hand  
paid by the Grantee, the receipt whereof is hereby acknowledged, and other good and valuable  
consideration doth hereby grant, bargain, sell and convey their ownership interests in the said  
Grantee the following described real estate, to-wit:

“One acre of land lying in the SW corner of the SW1/2 of the SE1/2 of Section  
36, Township I8, Range 2 East, more particularly described as follows:  
Commence at the SW corner of the said SW1/ 2 of SE1/2 of Section 36, Township  
18, Range 2 East and run North along the West line of said 1/2-1/2 Section  
a distance of 105 feet; thence run East, parallel to the South line of  
said 1/2-1/2 Section a distance of 420 feet; thence run South, parallel to  
the West line of said 1/2-1/2 Section a distance of 105 feet to a point on  
the South Line of said Section; thence run West along the South line  
of said 1/2-1/2 Section a distance of 420 feet to the point of beginning. Mary D.  
Hornbuckle is the unmarried widow of C. L. Hornbuckle, deceased.”

SUBJECT TO ALL RESTRICTIONS, RESERVATIONS, RIGHTS, EASEMENTS,  
RIGHTS-OF-WAY, PROVISIONS, COVENANTS, TERMS, and CONDITIONS.  
DRAFTSMAN MAKES NO WARRANTY AS TO THE CORRECTNESS OF THE  
DESCRIPTION OR OWNERSHIP OF THE PREMISES. NO TITLE EXAMINATION  
HAS BEEN PERFORMED, AND RELIES ON THE  
ON INFORMATION PROVIDED BY GRANTEE.

Shelby County, AL 04/03/2026  
State of Alabama  
Deed Tax:\$5.00



2026040300098620 272 \$30.00  
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TO HAVE AND TO HOLD, To the said Grantee, then upon her death or demise, to her heirs and assigns forever, to share and share alike.

IN WITNESS WHEREOF, the Grantor HAS hereto set his hand and seal on the day and date first hereinabove written.

Information required by Section 40-22-1, Alabama Code of 1975, as Amended:

Grantors' Mailing Address  
J. W. Hardy  
6571 Highway 85, Lot 3  
Vincent, Al 35178

Grantee's Mailing Address  
Brandy Jordan  
6571 Highway 85, Lot 3  
Vincent, Al 35178

Date of Conveyance  
April 3, 2026

Property Address  
318 Fleming Rd  
Shelby County, Al 35178

Property Valuation  
\$ 5000.00

Date of Sale  
4-3, 2026

GRANTOR VERIFICATION:

STATE OF ALABAMA     )  
COUNTY OF SHELBY    )

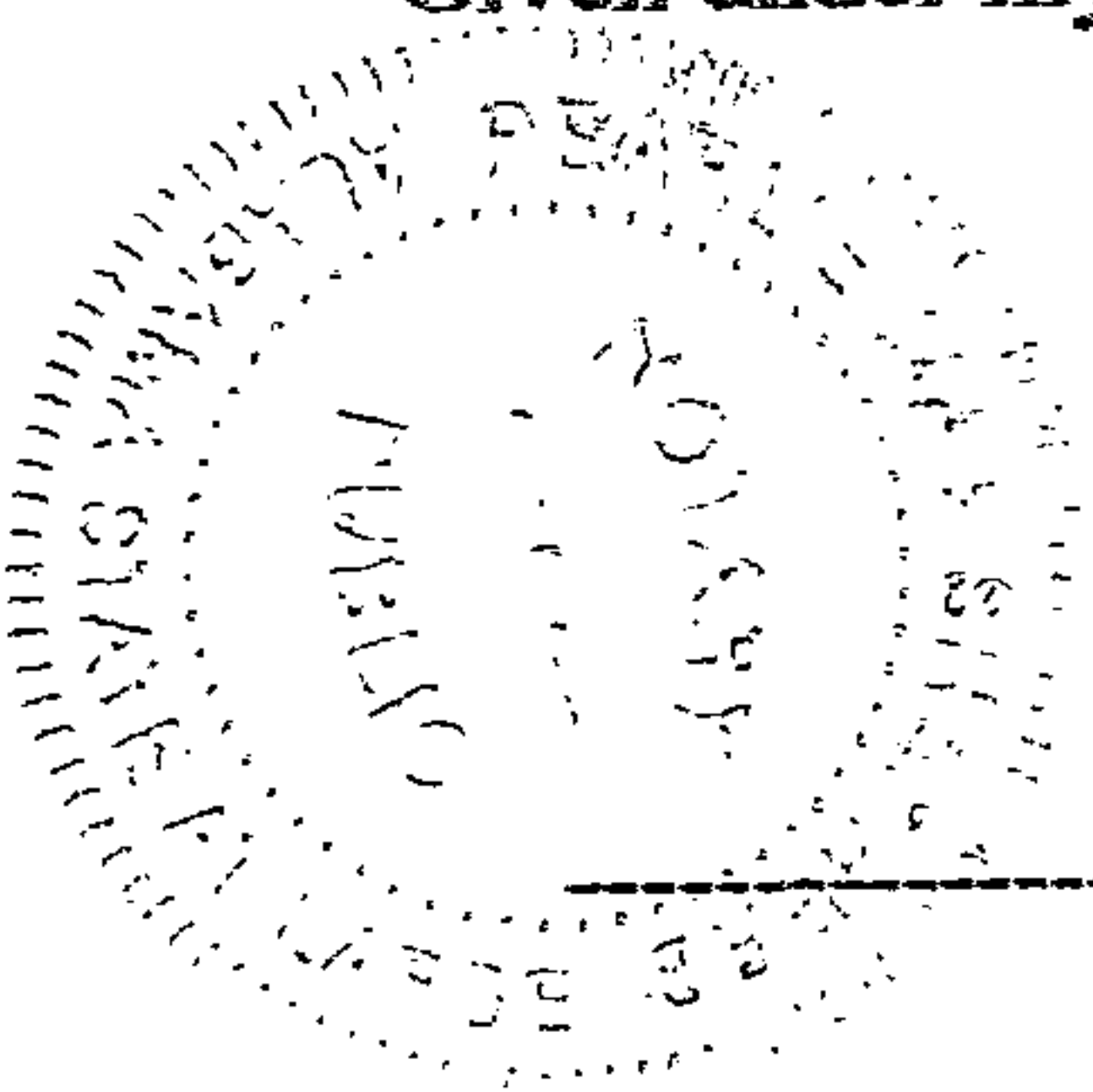
I, the undersigned authority, a Notary Public, in and for said County in said State, hereby certify that J. W. HARDY, is signed to the foregoing conveyance and who is known to me, acknowledge before me on this day that, being informed of the contents of the conveyance, he executed the same voluntarily on the day the same bears date.

J. W. Hardy  
J.W. Hardy, Grantor

Given under my hand this the 3rd day of April, 2026.

[Signature]  
Notary Public  
My Commission Expires:

MY COMMISSION EXPIRES:  
FEBRUARY 26, 2029



This Instrument prepared by: Gerald Maxwell, Esq.,  
821 Tuscaloosa Avenue, Gadsden, Al 35901