

This instrument was prepared by:
Michael T. Atchison, Attorney at Law, Inc.
101 West College
Columbiana, AL 35051

Send Tax Notice To: Sam Meredith
PO Box 1329
Calera, AL 35040

WARRANTY DEED

STATE OF ALABAMA

} KNOW ALL MEN BY THESE PRESENTS:

SHELBY COUNTY

That in consideration of Sixty Five Thousand dollars and Zero cents (\$65,000.00) to the undersigned grantor (whether one or more), in hand paid by the grantee herein, the receipt whereof is acknowledged, I or we, Stephen Allen Thompson as Personal Representative of The Estate of Sidney Earl Thompson, Probate Case # PR2013-000133, Shelby County, Alabama. (herein referred to as grantor, whether one or more), grant, bargain, sell and convey unto Sam Meredith (herein referred to as grantee, whether one or more), the following described real estate, situated in Shelby County, Alabama, to-wit:

Lot 11-A, Block 266, according to a Resurvey of Lots 11, 12, 13, 14 and 15, Block 266 of Dunstan's Map of Calera, as recorded in Map Book 20, Page 141, in the Probate Office of Shelby County, Alabama. Situated in Shelby County, Alabama. ALSO the East 10 feet of alley as vacated by Resolution recorded in Inst. No. 20090402000120080 in the Probate Office, Shelby County, Alabama.

Subject to taxes for 2013 and subsequent years, easements, restrictions, rights of way, and permits of record.

\$0.00 of the above recited consideration was paid from a mortgage recorded simultaneously herewith.

TO HAVE AND HOLD to the said grantee, his, her or their heirs and assigns forever.

And I (we) do for myself (ourselves) and for my (our) heirs, executors, and administrators covenant with the 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 noted 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 person.

IN WITNESS WHEREOF, I have hereunto set my hand(s) and seal(s), this the 9th day of May, 2013.

_____ (SEAL)	<u>Stephen Allen Thompson Personal Representative</u> (SEAL) Stephen Allen Thompson, Personal Representative of The Estate of Sidney Earl Thompson, Probate Case # PR2013-000133, Shelby County, Alabama.
_____ (SEAL)	_____ (SEAL)
_____ (SEAL)	_____ (SEAL)
Shelby County, AL 05/08/2013 State of Alabama Deed Tax: \$65.00	_____ (SEAL)

STATE OF ALABAMA

} General Acknowledgment

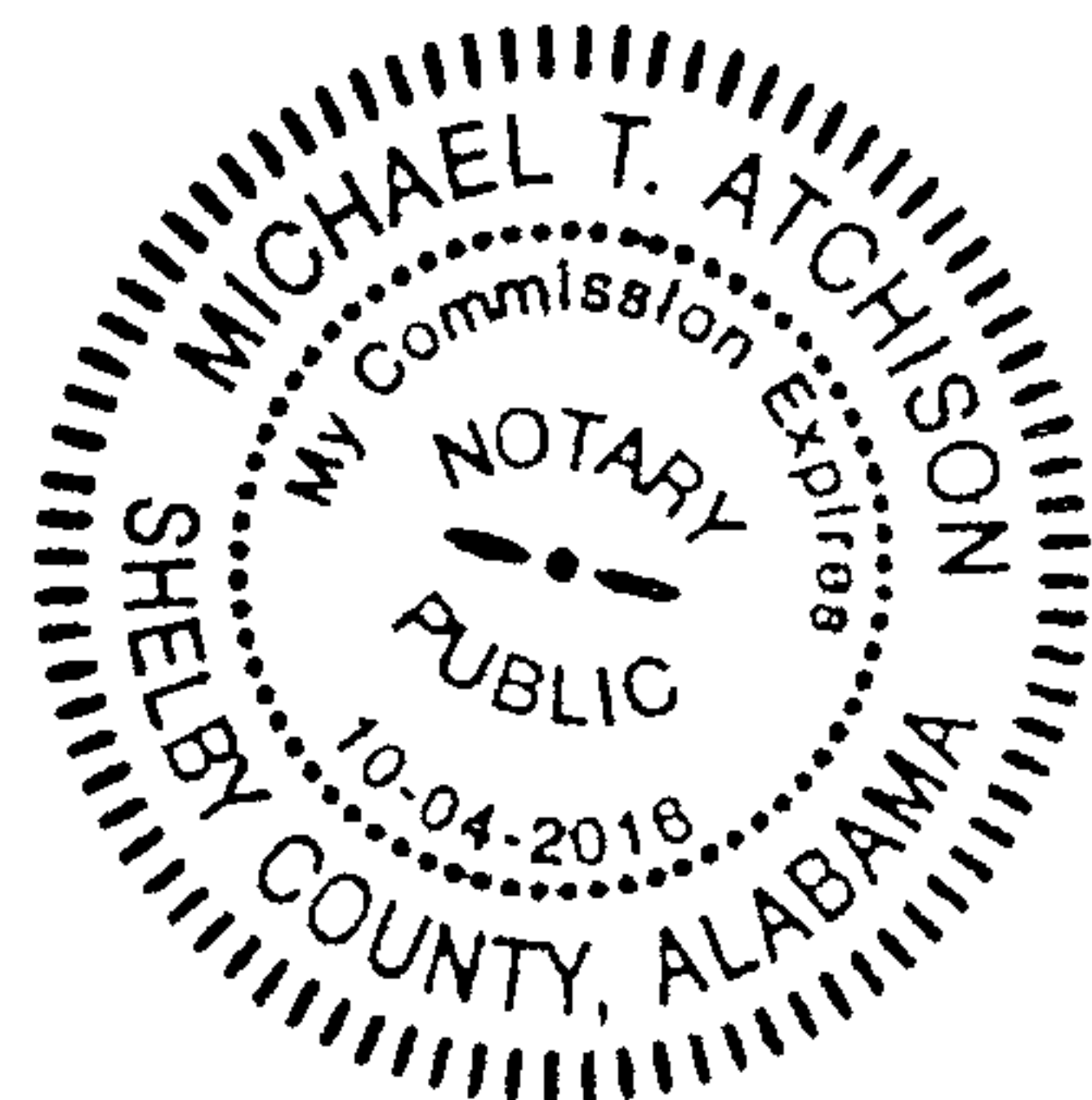
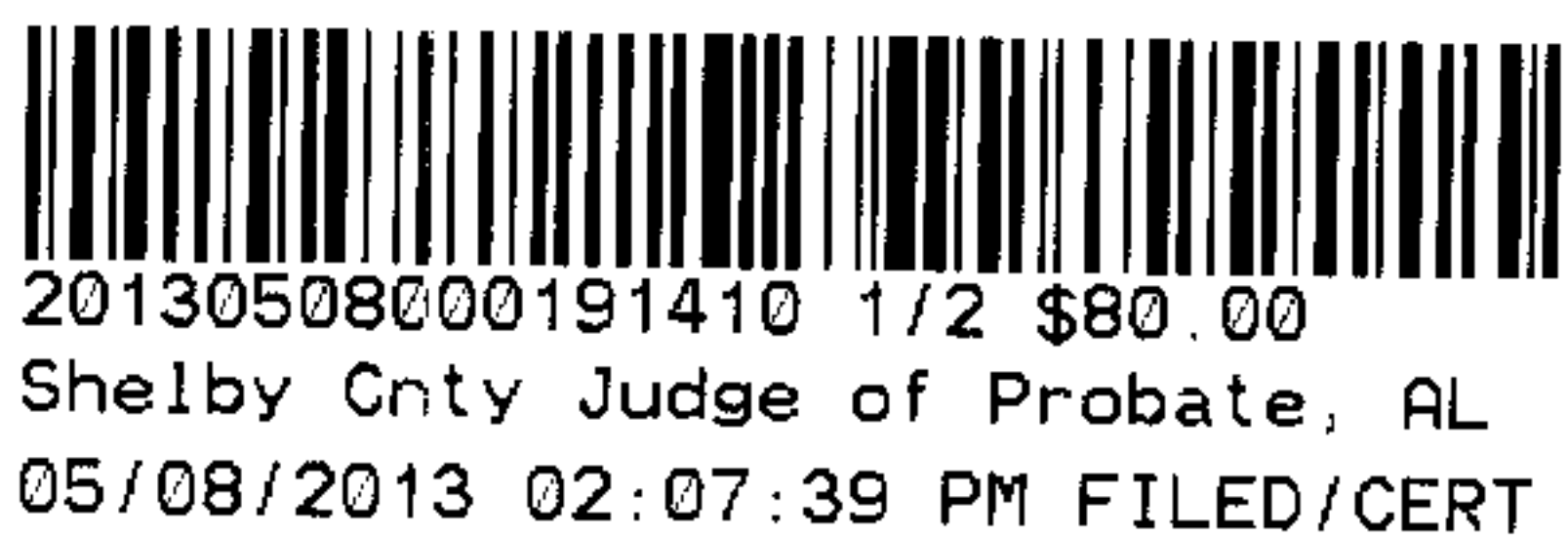
COUNTY Shelby

I, the undersigned, a Notary Public in and for the said County, in said State, hereby certify that Stephen Allen Thompson as Personal Representative of The Estate of Sidney Earl Thompson, Probate Case # PR2013-000133, Shelby County, Alabama. whose name is 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 he/she executed the same voluntarily on the day the same bears date.

Given under my hand and official seal this 9th day of May, 2013

My Commission Expires: 10-4-16

Michael T. Atchison
Notary Public



Real Estate Sales Validation Form

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

Grantor's Name Estate of Sidney Earl Thompson Grantee's Name Sam Meredith
Mailing Address 1908 16th Street Mailing Address Po Box 1329
Calera, AL 35040 Calera, AL 35040

Property Address 1908 16th Street Date of Sale 5-9-13
Calera, AL 35040 Total Purchase Price \$ 65,000.00
Or
Actual Value \$ _____
Or
Assessors 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 Appraisal
 Sales Contract Other
 Closing Statement _____

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 recording.

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 evidence 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 estimated 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, Section 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, Section 40-22-1 (h).

Date 9 May 13

Unattested _____
(verified by)

Print Stephen Allen Thompson
Sign Stephen Allen Thompson Personal Rep.
(Grantor/Grantee/Owner/Agent) circle one

