

INSTRUMENT PREPARED WITHOUT BENEFIT OF TITLE EXAMINATION

This instrument was prepared by:

Mitchell A. Spears

Attorney at Law

P.O. Box 119

Montevallo, AL 35115-0091

STATE OF ALABAMA

COUNTY OF SHELBY

Send Tax Notice to:

(Name) Lori G. Pate

(Address) 5690 Hwy. 25

Montevallo, AL 35115

Montevallo, AL 35115

Minimum Value: \$51,000.00

KNOW ALL MEN BY THESE PRESENTS, That in consideration of **ONE DOLLAR** (\$1.00) AND OTHER GOOD AND VALUABLE CONSIDERATION, to WESLEY E.

PATE, a married man, whose address is 16307 Highway 42, Shelby, Alabama 35143 (the "Grantor" herein, whether one or more), in hand paid by LORI G. PATE, whose address is 5690 Hwy. 25, Montevallo, Alabama 35115 (the "Grantee" herein, whether one or more), the receipt whereof is hereby acknowledged, Grantor does hereby remise, release, quit claim and convey to the said Grantee all right, title, interest and claim of Grantor in and to the following described real estate located in **SHELBY** County, Alabama, to wit:

REFERENCE IS MADE TO THE LEGAL DESCRIPTION HERETO ATTACHED AS EXHIBIT "A", SAME OF WHICH IS INCORPORATED HEREWITH, AS THOUGH FULLY SET OUT HEREIN.

SOURCE OF TITLE: Instrument Number 20080226000077760.

SUBJECT TO:

- Taxes for 2014 and subsequent years.
- All rights, reservations and restrictions of record.

GRANTOR HEREIN DOES HEREBY EXECUTE THIS INSTRUMENT IN FAVOR OF GRANTEE, LORI G. PATE (GRANTOR'S SPOUSE) IN COMPLIANCE WITH AN AGREEMENT IN CONTEMPLATION OF DIVORCE BETWEEN GRANTOR AND GRANTEE.

TO HAVE AND TO HOLD to the said **LORI G. PATE**, and Grantee's heirs and assigns forever.

STATE OF ALABAMA (2)
COUNTY OF SHELBY (2)

I, the undersigned authority, a Notary Public in and for said County in said State, hereby certify that **WESLEY E. PATE**, 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, this day of Soften of, 2014.

Notary Public

My commission expires: _____

FRS File No.: 487262

Customer File No.: 5524056 Roger D Dailey

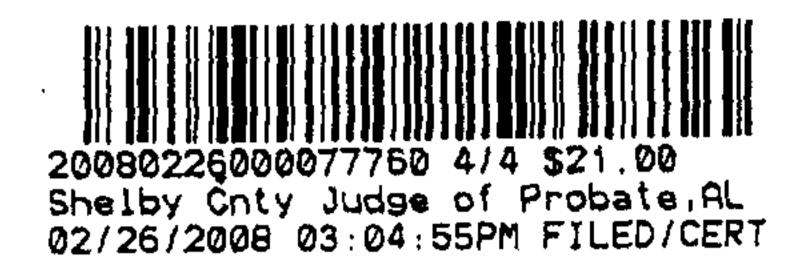
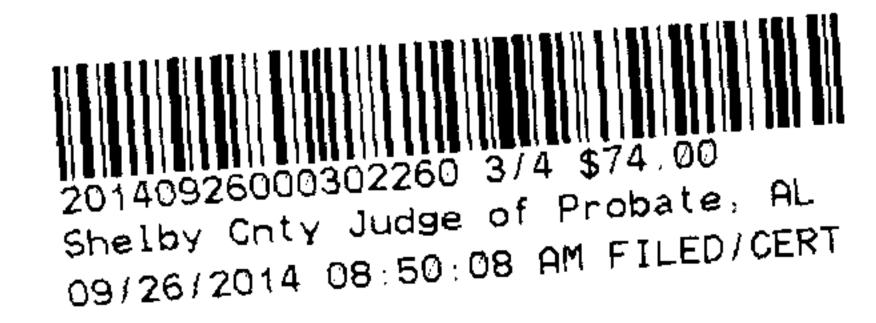


EXHIBIT A

Commence at the Northeast corner of the Northwest Quarter of Southeast Quarter of Section 2, Township 24, Range 12 East; run thence in a Northerly direction along the East line of the Southwest Quarter of the Northeast Quarter a distance of 53.18 feet to a point; thence lurn an angle of 85 degrees 14 1/2 feet to the left and run a distance of 514.11 feet to the point of beginning of the property herein conveyed; which said point of beginning is located on the Southern right of way line of Highway #25, and is marked by an iron stake; thence continue in the same direction along the said Southern right of way line of said highway a distance of 208 feet to a point; thence turn to the left and run a distance of 262.5 feet parallel with the Eastern boundary of said quarter-quarter section to a point; thence turn to the left and run a distance of 208 feet parallel with the said Southern right of way line of said highway to a point; thence turn to the left and run a distance of 262.5 feet, more of less, to the point of beginning; said property being in the Northwest Quarter of Southeast Quarter and Southwest Quarter of Northeast Quarter of Section 2, Township 24, Range 12 East, Shelby County, Alabama. Less and Except: Commencing at the Southwest corner of the Southwest Quarter of Northeast Quarter of Section 2, Township 24, North, Range 12 East, thence Northerly along the West line of said Southwest Quarter of Northeast Quarter a distance of 129 feet, more or less, to the centerline of Project No. OLB-059-025-001; thence South 85 degrees 18 minutes 21 seconds East along said centerline a distance of 642 feet, more or less, to Station 95+00; thence turn an angle of 90 degrees 00 minutes of the right and run a distance of 50 feet, to the point of beginning of the property herein to be conveyed; thence Southwesterly along a line a distance of 58 feet, more or less, to a point that is 25 feet Easterly of and at right angles to the Traverse of a County Road at Station 9+00; thence Westerly along a line (which if extended would intersect the Traverse of said Road at Station 9+00) a distance of 12 feet, more or less to the present East right of way line of said Roud; thence Northerly along said present East right of way line a distance of 72 feet, more or less, to the present Southwest right of way line of Alabama Highway No. 25; thence Southeasterly along said present Southwest right of way line a distance of 210 feet, more or less, to the East property line; thence Southerly along said East property line a distance of 16 feet, more or less, to a point that is 45 feet Southwesterly of and at right angles to the centerline of said Project; thence North 85 degrees 18 minutes 21 seconds West, parallel with the centerline of said Project a distance of 65 feet more or less, to a point that is 45 feet

Southwesterly of and at right angles to the centerline of said project at Station 96+00; thence Westerly along a line, a distance of 101 feet, more or less, to the point of beginning.



Real Estate Sales Validation Form

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

Grantor's Name Wesley E. Pate		<u> </u>	Grantee's Name Lori G. Pate		
Mailing Address	ailing Address 16307 Hwy 42 Shelby AL 35143		Mailing Address 5690 Hwy 25 Montevallo AL 35115		
Property Address	s <u>5690 Hwy 25</u> Montevallo AL 3511	15	Date of Sale Total Purchase Price Or	<u>September</u> , 2014 \$51,000.00	
		····	Actual Value Or Assessor's Market Valu	Ф ле \$	
	ice or actual value cla on of documentary evid			lowing documentary evide	nce: (check
Bill of Sales Co			Appraisal XXOtherDivorce	3	
If the conveyand of this form is no	·	d for recordation	contains all of the require	d information referenced a	bove, the filing
<u></u>			Instructions		
Grantor's name ar mailing address.	nd mailing address – pro	vide the name of th	ne person or persons convey	ying interest to property and t	heir current
Grantee's name a	nd mailing address – pro	ovide the name of t	he person or persons to who	om interest to property is bein	g conveyed.
Property address	 the physical address o 	of the property being	g conveyed, if available.		
Date of Sale – the	date on which interest t	to the property was	conveyed.		
Total purchase pri offered for record.		aid for the purchase	e of the property, both real at	nd personal, being conveyed	by the instrumen
Actual value- if the offered for record	e property is not being so . This may be evidenced	old, the true value of by an appraisal co	of the property, both real and onducted by a licensed appr	d personal, being conveyed braiser or the assessor's currer	y the instrument nt market value.
the property as deand the taxpayer of attest, to the best	etermined by the local off will be penalized pursual at of my knowledge and be my false statements clair	ficial charged with the state of the code of Alaba charged with the code of the code of the code of the code of the code code of the code	the responsibility of valuing parts and 1975 § 40-22-1 (h). The mation contained in this documents.	ket value, excluding current us property for property tax purposent is true and accurate. If the penalty indicated in Code	oses will be used further
		PrintMitch	ell A. Spears, Attorney at	Law	
		Sign	10/	·	_

Shelby Cnty Judge of Probate, AL 09/26/2014 08:50:08 AM FILED/CERT