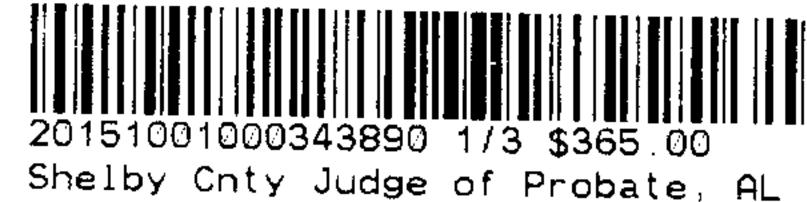
### INSTRUMENT PREPARED WITHOUT BENEFIT OF TITLE EXAMINATION



Shelby Cnty Judge of Probate, AL 10/01/2015 12:40:00 PM FILED/CERT

This instrument was prepared by:

Mitchell A. Spears Attorney at Law P O Box 119 Montevallo AL 35115 (205)665-5076

Send Tax Notice to: Judy F. Brantley

10939 Co. Rd. 73

Montevallo, AL 35115

MINIMUM VALUE: \$344,000.00

Warranty Deed

STATE OF ALABAMA COUNTY OF SHELBY

KNOW ALL MEN BY THESE PRESENTS,

That, in consideration of ONE DOLLAR AND OTHER GOOD AND VALUABLE CONSIDERATION, to the undersigned Grantor in hand paid by the GRANTEE herein, the receipt whereof is acknowledged, I (we),

## JUDY F. BRANTLEY, an unmarried woman

(herein referred to as Grantor, whether one or more), hereby grant, bargain, sell and convey unto

# JUDY F. BRANTLEY, CANDACE BRANTLEY ROBERSON and PHILLIP DANE **BRANTLEY**

(herein referred to as GRANTEE, whether one or more) the following described real estate situated in SHELBY County, Alabama, to-wit:

Lots 1A and 2A, according to the resurvey of Lunceford's Industrial Park, as recorded in Map Book 29, Page 117, in the Probate Office of Shelby County, Alabama.

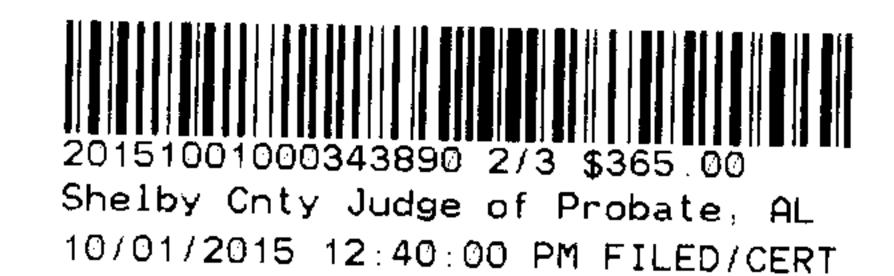
## **SUBJECT TO:**

- -Taxes for the year 2015 and thereafter.
- -Right of way for Alabama Power Co. as recorded in Volume 317, page 489, and Volume 245, page 120, in the Probate Office of Shelby Co., Alabama.
- -Easement for Alabama Power Co. as recorded in Volume 118, Page 581 in the Probate Office of Shelby Co. Alabama.
- -Mineral and mining rights and rights incident thereto, if any, recorded in said Probate Office.

Source of Title: Instrument No. 20141126000374580 and 20141126000374590.

TO HAVE AND TO HOLD to the said GRANTEE and to the heirs and assigns of Grantee forever.

And I (we) do for myself (ourselves) and for my (our) heirs, executors, and administrators covenant with the said Grantee and Grantee's 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 Grantee and Grantee's heirs and assigns forever, against the lawful claims of all persons.

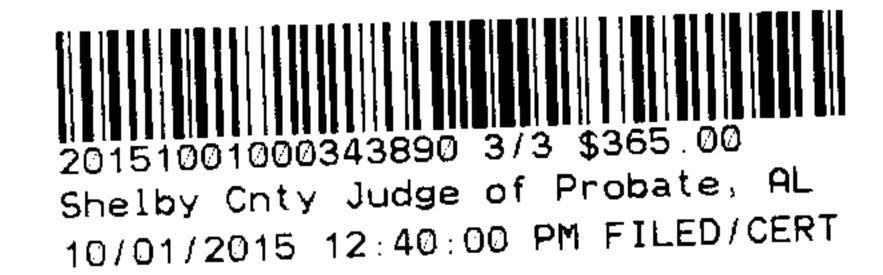
IN WITNESS WHEREON of, 2015.	F, I have	e hereunto set my hand and seal, this <u>29th</u> day
		JUDY F. BRANTLEY
STATE OF ALABAMA COUNTY OF SHELBY	)	

I, the undersigned authority a Notary Public in and for said County, in said State, hereby certify that JUDY F. BRANTLEY, 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, she executed the same voluntarily on the day that same bears date.

Given under my hand and official seal, this the 29th day of September, 2015.

Notary Public

My Commission Expires: 5/18/19



#### Real Estate Sales Validation Form

Form RT-1

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

Grantor's Name	Judy F. Brantley 10939 Co. Rd. 73	Grantee's Name Judy F. Brantley, et al 10939 Co. Rd. 73			
Mailing Address	Montevallo, AL 35115	Mailing Address			
Property Address	101 Tony Holmes Drive Pelham, AL 35124	Date of Sale Total Purchase Pri Or Actual Value Or Assessor's Market	\$ <u>344.</u> (2/3	29, 20 000.00 of Equity)	
•	e or actual value claimed on this form can rdation of documentary evidence is not rec		lowing documen	tary evidence:	
Bill of Sale		Appraisal XX Other 2/3 of Equity Value Conveyed			
Sales Contract Settlement Statement		XX Other <u>2/</u>	or Equity valu	econveyed	
filing of this form	document presented for recordation contains not required.  Instruction mailing address – provide the name of the pers	ons			
Grantee's name and	mailing address – provide the name of the pers	on or persons to whom	interest to propert	y is being conveyed.	
Property address - th	ne physical address of the property being conve	yed, if available.			
Date of Sale – the da	te on which interest to the property was convey	yed.			
Total purchase price instrument offered for	- the total amount paid for the purchase of the or record.	property, both real and	l personal, being co	onveyed by the	
<del>-</del>	property is not being sold, the true value of the or record. This may be evidenced by an apprais	• •		•	
valuation, of the prop purposes will be used	ed and the value must be determined, the current perty as determined by the local official charge d and the taxpayer will be penalized pursuant to f my knowledge and belief that the information	d with the responsibilit o Code of Alabama 19	y of valuing prope 75 § 40-22-1 (h).	rty for property tax	

Judy F. Brantie

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).