

This instrument was prepared by:  
Ellis, Head, Owens & Justice  
P O Box 587  
Columbiana, AL 35051

Send Tax Notice to:  
Gloria D. Montgomery  
1975 Hwy 47  
Columbiana, AL 35051

**WARRANTY DEED**

20151006000350740 1/2 \$20.50  
Shelby Cnty Judge of Probate, AL  
10/06/2015 02:47:36 PM FILED/CERT

STATE OF ALABAMA )  
SHELBY COUNTY )

**KNOW ALL MEN BY THESE PRESENTS**, That in consideration of **One and No/00 Dollars (\$1.00)** to the undersigned grantor (whether one or more), in hand paid by grantee herein, the receipt whereof is acknowledged, I or we, **Mattie J. Willis, \_\_\_\_\_ married (herein referred to as grantor, whether one or more)** does grant, bargain, sell and convey unto, **Gloria D. Montgomery, (herein referred to as grantee, whether one or more)**, all of my interest in the following described real estate, situated in Shelby County, Alabama, to-wit:

A lot in the Town of Columbiana, Alabama, more particularly described as follows:

Commence at the point where the North line of Ollis Lamb land intersects the East boundary of the Egg and Butter road; thence Easterly along the North boundary of said Ollis Lamb land 210 feet; thence Northerly and parallel with the East boundary of said road 129 feet; thence Westerly and parallel with the first-mentioned line 210 feet to the East boundary of said road; thence Southerly along the East boundary of said road 129 feet to point of beginning, located in the Northeast ¼ of the Southeast ¼ of Section 35, Township 21 South, Range 1 West, Shelby County, Alabama.

THIS PROPERTY CONSTITUTES NO PART OF THE HOMESTEAD OF THE GRANTOR OR SPOUSE.

(No survey furnished. Description supplied by parties.)

**TO HAVE AND TO 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, and 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, heirs, executors and assigns forever, against the lawful claims of all persons.

IN WITNESS WHEREOF, I have hereunto set my hand and seal this 4<sup>th</sup> day of April, 2015.

Mattie J. Willis  
Mattie J. Willis

Shelby County, AL 10/06/2015  
State of Alabama  
Deed Tax: \$3.50

STATE OF Georgia  
COUNTY OF DeKalb

I, the undersigned authority, a Notary Public in and for said County, in said State, hereby certify Mattie J. Willis, who 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 the same bears date.

Given under my hand and official seal this 4 day of April, 2015.

Peter J. Walters  
Notary Public

My Commission Expires: Feb 26, 2017



# Real Estate Sales Validation Form

*This Document must be filed in accordance with Code of Alabama 1975, Section 40.22.1*

(Seller)

Grantor's Name Mattie J. Willis  
Mailing Address 390 Summer Glen Court  
Sonte Mountain, GA 30087

(Buyer)

Grantee's Name Gloria D. Montgomery  
Mailing Address 1975 Hwy 47  
Columbiana, AL 35051

Property Address: A lot in the Town of Columbiana, AL  
Parcel ID: 21 7 35 0 000 006.000  
Shelby County, Alabama

Date of Sale 4-4-15

Total Purchase Price \$                     

or

Actual Value \$                     


or

1/6 Assessor's Market Value \$ 3138

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  
  X   Other – Property Tax Office

  
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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 9-15-15

Sign Gloria Montgomery  
(Grantor/Grantee/Owner/Agent) circle one  
Print Gloria Montgomery

       Unattested

                                      
(Verified by)