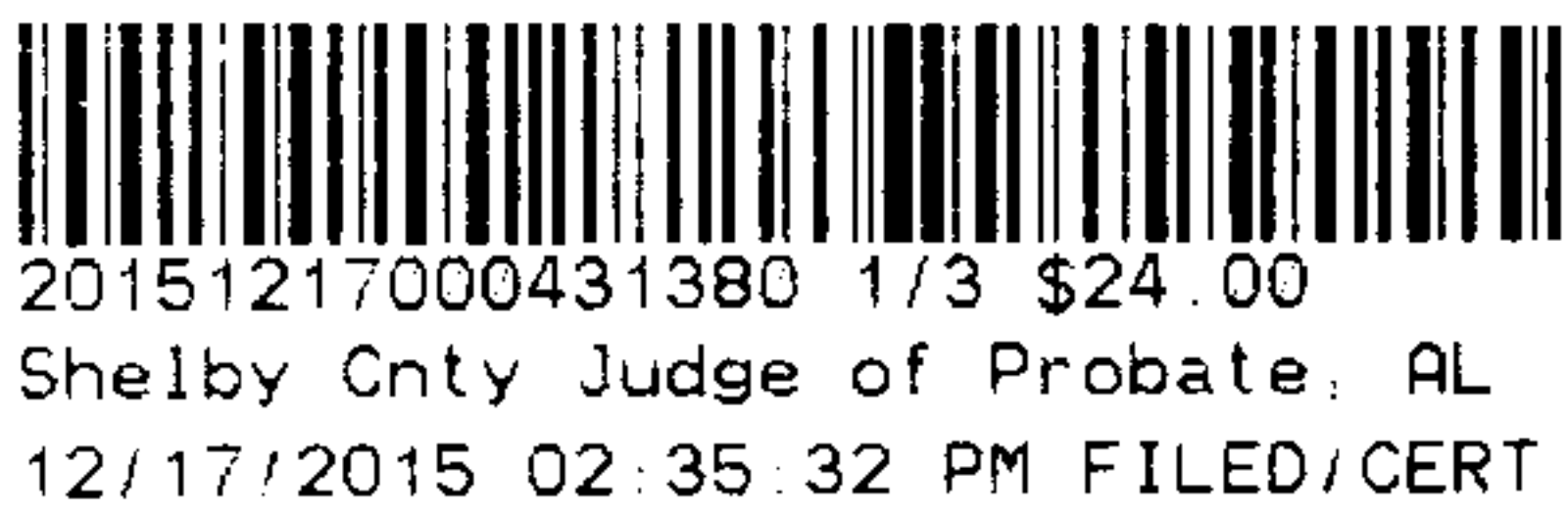


THIS INSTRUMENT WAS PREPARED WITHOUT BENEFIT OF TITLE EVIDENCE. DESCRIPTION FURNISHED BY GRANTOR.

This instrument was prepared by:
MIKE T. ATCHISON, ATTORNEY AT LAW
P.O. Box 822
Columbiana, AL 35051



Send Tax Notice to:
Richard B. Smith
365 Gulf Shore Drive
Unit #2
Destin, FL 32541

WARRANTY DEED

STATE OF ALABAMA)
COUNTY OF SHELBY)

KNOW ALL MEN BY THESE PRESENTS, That in consideration of the settlement of the Estate of Basil R. Smith, and other good and valuable considerations to the undersigned grantor, in hand paid by grantee herein, the receipt whereof is acknowledged, I or we,

RICHARD B. SMITH, as Personal Representative of the Estate of Basil R. Smith, deceased, Probate Case #PR-2008-000104, in the Probate Office of Shelby County, Alabama

grant, bargain, sell and convey unto

RICHARD B. SMITH, an undivided 4/9 interest;
JAKE SMITH, an undivided 1/6 interest;
JULIE SMITH, an undivided 1/6 interest;
ANDY SMITH, an undivided 1/9 interest; and
BEN SMITH, an undivided 1/9 interest

In and to the following described real estate, situated in SHELBY County, Alabama, to-wit:

All that part of the SW ¼ of Section 1, Township 21 South, Range 1 East, lying South of the right of way of Southern Railway, less and except the real estate described in deeds recorded in Deed Book 278, Page 326; Deed Book 356, Page 857; and Instrument #1996-14591; , in the Probate Office of Shelby County, Alabama.

All that part of the E ½ of the SE ¼ of the SE ¼ of Section 2, Township 21 South, Range 1 East, lying south of the right of way of Southern Railway.

All that part of the E ½ of the NE ¼ of the NE ¼ of Section 11, Township 21 South, Range 1 East, lying North of Shelby County Highway #410.

All that part of the N ½ of the NW ¼ of Section 12, Township 21 South, Range 1 East, lying North of Shelby County Highway #410 and West of proposed right of way of Alabama State Highway #145.

LESS AND EXCEPT that property conveyed to John W. Boyles and Jimmie L. Boyles by deeds recorded in Instrument #20071009000470800; and Instrument #20081013000402590, in Probate Office.

LESS AND EXCEPT that property conveyed to the State of Alabama Department of Transportation as shown by deed recorded in Instrument #20120607000200360 and corrected by Instrument #20120703000233570, in Probate Office.

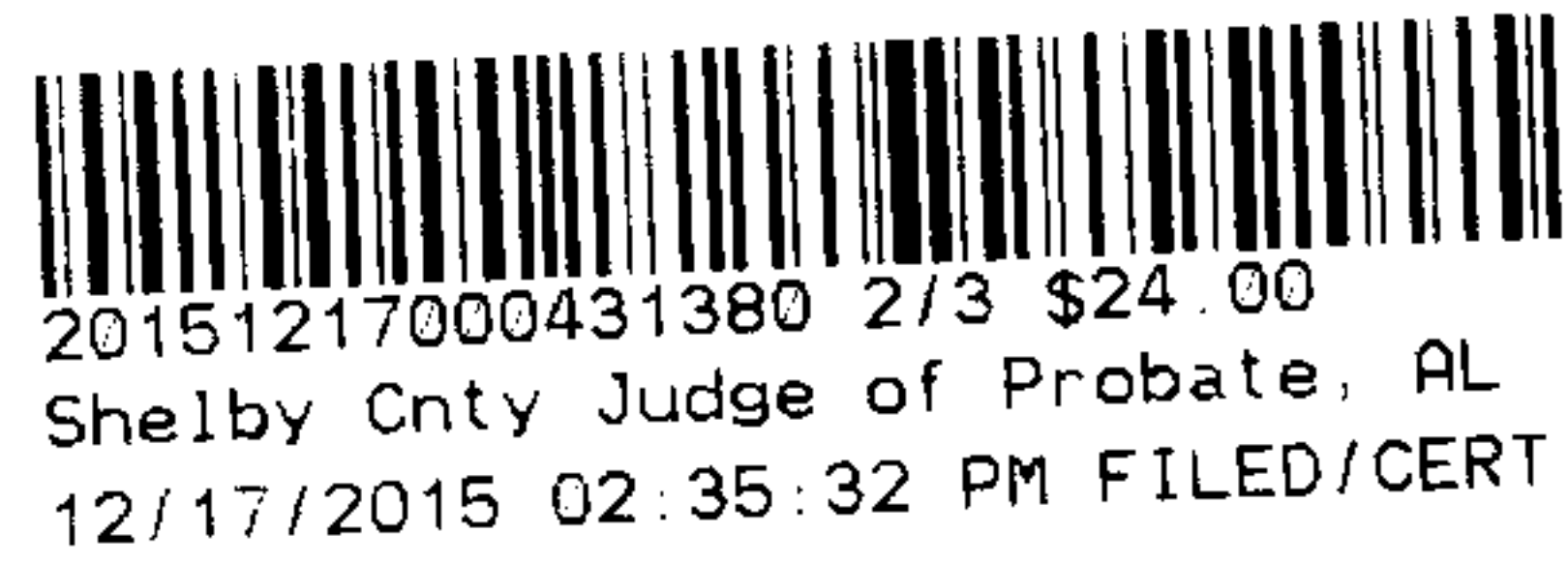
Subject to taxes for 2016 and subsequent years, restrictions, easements and rights of way of record.

TO HAVE AND TO HOLD to the said grantees, 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 27th day of November, 2015.

Estate of Basil R. Smith, deceased
Probate Case #PR-2008-000104, in
The Probate Office of Shelby
County, Alabama



Richard B. Smith
By: Richard B. Smith, its Personal Representative

STATE OF FLORIDA
COUNTY OF Shelby

I, the undersigned authority, a Notary Public in and for said County, in said State, hereby certify that **RICHARD B. SMITH**, whose name as Personal Representative of the Estate of Basil R. Smith, deceased, Probate Case #PR-2008-000104, in the Probate Office of Shelby County, Alabama, 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, in his capacity as such Personal Representative, executed the same voluntarily on the day the same bears date.

Given under my hand and official seal this 27th day of November, 2015.

My Commission Expires:



Gwyn Wendt
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 Richard B. Smith
 Mailing Address RR. 1 of Basil R. Smith
365 Gulf Shores Drive
Unit 2
Destin FL 32541

Grantee's Name Richard B. Smith
 Mailing Address 365 Gulf Shores Dr
Unit 2
Destin FL 32541

Property Address Neerage Wilsnille

Date of Sale 27 NW 15
 Total Purchase Price \$

or
 Actual Value \$

or
 Assessor's Market Value \$ 219,850.00

20151217000431380 3/3 \$24.00
 Shelby Cnty Judge of Probate AL
 12/17/2015 02:35:32 PM FILED/CERT

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 Settlement State PR 2008-000104
☐ Closing Statement Shelby County

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 in property and their current mailing address.

Grantee's name and mailing address - provide the name of the person or persons to whom interest in property is being conveyed.

Property address - the physical address of the property being conveyed, if available.

Date of Sale - the date on which interest in 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 27 NW 15

Print M. L. T. Atchison

☐ Unattested

Sign [Signature]

(verified by)

(Grantor/Grantee/Owner/Agent) circle one