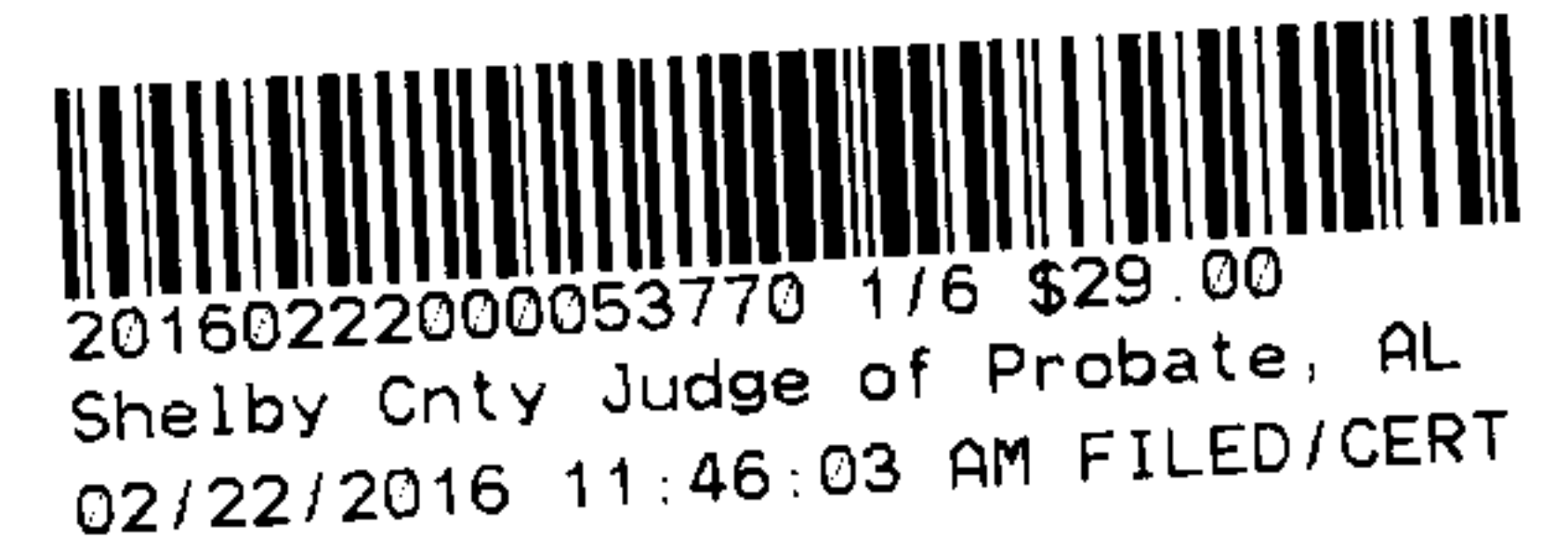


STATE OF ALABAMA)
SHELBY COUNTY)



AFFIDAVIT OF FRAN TALTON

Before me, the undersigned authority, a Notary Public in and for said County, in said State, personally appeared Fran Talton, who, after being by me first duly sworn, deposes and says as follows:

My name is Fran Talton, and I am over twenty-one (21) years of age. I am a bona fide resident citizen of Shelby County, Alabama, and have been for all of my life. I have always lived in Columbiana, Alabama.

My mother was Eleanor Davis, and she died on or about October 28, 1992, as a widow and unmarried woman. She had previously been married to my father, Houston Davis, who died a number of years before her while they were still married. Eleanor Davis and Houston Davis had six (6) children, being Willard Davis, Hubert Davis, Edna Carter, Mary Nell Davis, Ann Talton, and me, Fran Talton. The said Willard Davis, Hubert Davis, Edna Carter, Mary Nell Davis, and Ann Talton are all now deceased. None of them had any children. I am the sole surviving heir and next-of-kin of my parents, Eleanor Davis and Houston Davis, and of my brothers and sisters, Willard Davis, Hubert Davis, Edna Carter, Mary Nell Davis, and Ann Talton.

I live and reside at 651 Highway 446, Columbiana, Alabama 35051, and have lived there for the previous approximate 63 years. This property is assessed by the Property Tax Commissioner of Shelby County as Parcel No. 15 7 35 0 000 009.000, and in the name of my deceased brother, Hubert Davis, who died on or about June 1, 2011. The property tax notice shows the description to be as follows:

COM NW COR E1/2 NW1/4 SE1/4 E35.29 TO POB
CONT E210 S210 W210 N TO POB

No one else has made, or is making, any claim to the above described property. I have been

possessing said property, paying the taxes, and have inherited it from the record title holder, and I am the owner thereof.

This the 17 day of February, 2016.

Fran Talton
Fran Talton

Sworn to and subscribed before me this the 17th day of February, 2016.

Kimi M. Foster
Notary Public

My Commission Expires: 1-7-19



20160222000053770 2/6 \$29.00
Shelby Cnty Judge of Probate, AL
02/22/2016 11:46:03 AM FILED/CERT



The State of Alabama,

Shelby

County

Know All Men by These Presents,

That for and in consideration of Fifty & 00/100

Dollars

to the undersigned grantors, C. L. Epperson and wife, Bessie Epperson

in hand paid by Eleanor Davis

the receipt whereof is acknowledged we the said C. L. Epperson and Bessie Epperson

do grant, bargain, sell and convey unto the said Eleanor Davis

the following described real estate, to-wit:

The west half of the north west quarter of the south east quarter of Section 26, Township 20, Range 1 West, containing twenty acres, more or less, situated in Shelby County, Alabama.

Situated in Shelby County, Alabama.



20160222000053770 3/6 \$29.00
Shelby Cnty Judge of Probate, AL
02/22/2016 11:46:03 AM FILED/CERT

TO HAVE AND TO HOLD, TO THE SAID Eleanor Davis, her

Heirs and Assigns forever.

And we do, for ourselves and our heirs, executors and administrators,
covenant with the said Eleanor Davis, her

Heirs and Assigns, that we are lawfully seized in fee simple of said
premises; that they are free from all encumbrances, and that we
have a good right to sell and convey the same as aforesaid; that we will,
and our heirs, executors and administrators shall, warrant and defend the same to the said
Eleanor Davis, her

Heirs and Assigns forever, against the lawful claims of all persons.

IN WITNESS WHEREOF, we have hereunto set our hand s and seal s, this
14th day of March, 19 38.

WITNESSES:

Grace Carter

his
C. R. Epperson (SEAL)
mark (SEAL)
her
Bessie Epperson (SEAL)
mark (SEAL)



20160222000053770 4/6 \$29.00
Shelby Cnty Judge of Probate, AL
02/22/2016 11:46:03 AM FILED/CERT

The State of Alabama, }
Shelby County } I, Grace Carter,
a Notary Public in and for said County, in said State, hereby
certify that C. L. Epperson and wife, Bessie Epperson
whose names are signed to the foregoing conveyance, and who are known to me,
acknowledged before me on this day, that, being informed of the contents of this conveyance, they
executed the same voluntarily on the day the same bears date.
Given under my hand and seal, this 14th day of March A. D. 1938
Grace Carter
Notary Public

The State of Alabama, }
County } I,
a in and for said County, in said State, hereby
certify that, a subscribing witness
to the foregoing conveyance, known to me, appeared before me this day, and, being duly sworn, stated
that, the Grantor
voluntarily executed the same in presence, and in the presence of the other subscribing witness,
on the day the same bears date; that attested the same in the presence of the Grantor, and
of the other witness, and that such other witness subscribed name as a witness in
presence.
Given under my hand, this day of A. D. 193

The State of Alabama, }
Shelby County } I, Grace Carter
a Notary Public in and for said County, in said State, do hereby
certify that on the 14th day of March 1938, came before me the
within named Bessie Epperson known to me (or made known to me),
to be the wife of the within named C. L. Epperson
who, being examined separate and apart from the husband, touching her signature to the within
deed, acknowledged that she signed the same of her own
free will and accord, without fear, constraint or threats on the part of the husband.
In witness whereof, I hereunto set my hand, this 14 day of March A. D. 1938
Grace Carter
Notary Public

20160222000053770 5/6 \$29.00
Shelby Cnty Judge of Probate, AL
02/22/2016 11:46:03 AM FILED/CERT

C. L. Apperson and

wife, Bessie Apperson

TO

Eleanor Davis

WARRANTY DEED

The State of Alabama

Shelby County

L. C. Walker

Judge of the Probate Court of said County,
hereby certify that the foregoing conveyance was

filed for registration in this office on the 22

day of Oct 1938, and was recorded
in Vol. 2776 Record of Deeds,

Pages 362 on the

24 day of Oct 1938.

L. C. Walker

Judge of Probate.

Recording Fee, \$ 1.00
50

Printed and For sale by Zett Smith Stationery Co., Birmingham, Ala

STATE OF ALABAMA
SHELBY COUNTY

I hereby certify that
\$ 1.50 has been paid on the
instrument as required by
law.

L. C. WALKER
JUDGE OF PROBATE

20160222000053770 6/6 \$29.00
Shelby Cnty Judge of Probate, AL
02/22/2016 11:46:03 AM FILED/CERT