

This instrument was prepared by:
Jason E. Spinks
3360 Davey Allison Blvd
Hueytown, Al 35023

Send Tax Notice to: Lakin and Kelsey Spinks
1713 Arrow Drive
Alabaster, Al 35007

WARRANTY DEED

STATE OF ALABAMA

KNOWN ALL MEN BY THESE PRESENTS,

SHELBY COUNTY

That, in consideration of ONE HUNDRED FORTY TWO THOUSAND FIVE HUNDRED DOLLARS and 00/100 (\$142,500.00), Western REI, llc, (an Alabama Limited Liability Company), herein referred to as Grantor, do by these presents, grant, bargain, and convey unto Lakin Chase Spinks and wife, Kelsey Johnson Spinks, herein referred to as Grantees), the following described real estate situated in Shelby County, Alabama, more particularly described below as:

Lot 47, according to the Survey of Navajo Pines, as recorded in Map Book 5, Page 108, in the Office of the Judge of Probate of Shelby County, Alabama.

Subject to:

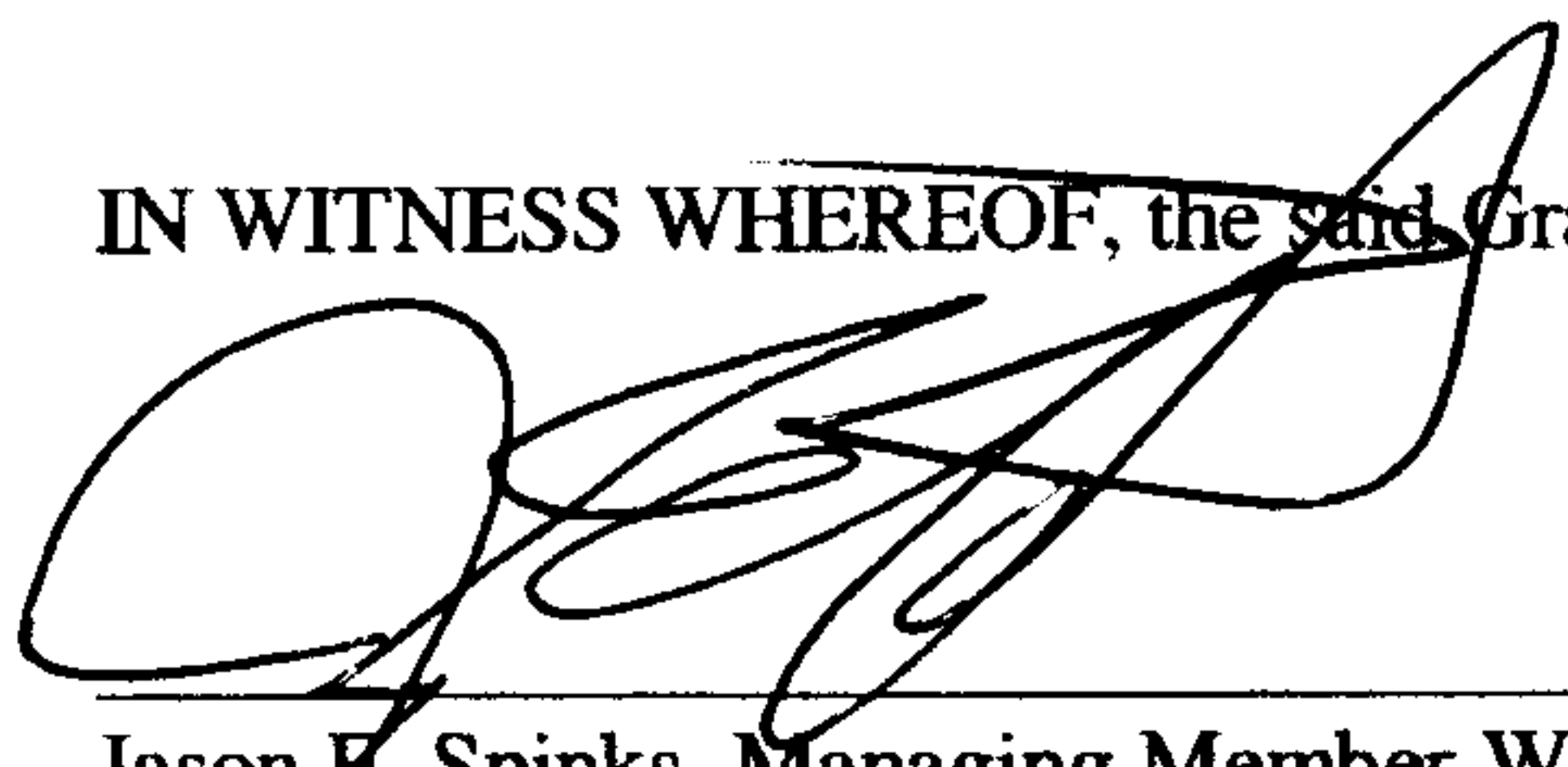
1. All items of record
2. Advalorem taxes for the current year which Grantees herein assume and agree to pay;
3. Restrictions appearing of record in Record Map;

Note: This property does constitute the homestead of the grantor.


TO HAVE AND TO HOLD Unto the said Grantees, his/her heirs and assigns, forever with every contingent remainder and right of reversion.

The Grantor, does individually and for the heirs, executors, and administrators of the Grantor covenant with said Grantees and the heirs and assigns of the Grantees, that the Grantor is lawfully seized in fee simple of said premises; that said premises are free from all encumbrances, unless otherwise noted above; that the Grantor has a good right to sell and convey the said premises; that the Grantor and the heirs, executors, administrators of the Grantor shall warrant and defend the said premises to the Grantees and the heirs and assigns of the Grantees forever, against the lawful claims of all persons.

IN WITNESS WHEREOF, the said Grantor, has hereto set their signature and seal, this the 1st day of June, 2016.



Jason E. Spinks, Managing Member Western REI, llc
GRANTOR


20160603000192520 1/3 \$21.00
Shelby Cnty Judge of Probate, AL
06/03/2016 03:14:16 PM FILED/CERT

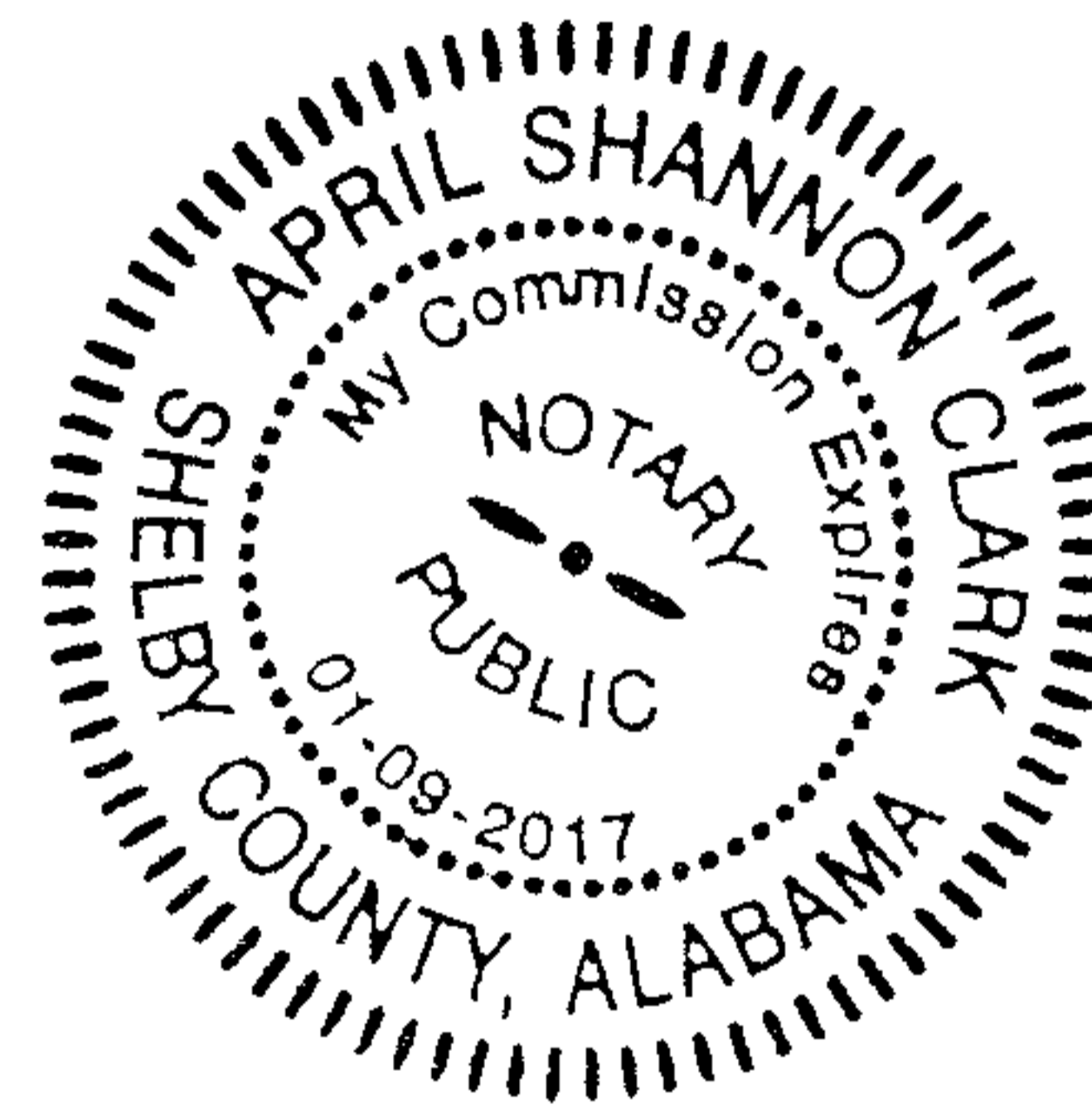
STATE OF ALABAMA
COUNTY OF SHELBY

I, the undersigned, a Notary Public in and for said County, in said State, hereby certify that Jason E. Spinks personally appeared before me and provided satisfactory evidence to be the person whose name is subscribed within the instrument and acknowledged to me that he/she executed the same in their authorized capacity, and that by their signature on the instrument the person, executed the instrument. I certify under PENALTY OF PERJURY under the laws of the state of Alabama that the foregoing paragraph is true and correct.

Given under my hand and official seal, this the 3rd day of June, 2016.

April Clark
NOTARY PUBLIC
My Commission expires 1-9-2017
AFFIX SEAL

STATE OF ALABAMA
COUNTY OF SHELBY



20160603000192520 2/3 \$21.00
Shelby Cnty Judge of Probate, AL
06/03/2016 03:14:16 PM FILED/CERT

Real Estate Sales Validation Form

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

Grantor's Name Western REI Inc.
Mailing Address 3360 Davey Allison
Bld.
Hueytown AL 38023


Grantee's Name Lakin Spinks
Mailing Address 1713 Arrow Drive
Alabaster AL
35007

Property Address 1713 Arrow Drive
Alabaster AL
35007

Date of Sale 6/3/16
Total Purchase Price \$ 142,500.00

or
Actual Value \$ _____

or
Assessor's Market Value \$ _____


20160603000192520 3/3 \$21.00
Shelby Cnty Judge of Probate, AL
06/03/2016 03:14:16 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
☒ Sales Contract
☐ Closing Statement

☐ Appraisal
☐ Other _____

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 6/3/16

Print Lakin Chase Spinks

Sign [Signature]

☐ Unattested

(verified by)

(Grantor/Grantee/Owner/Agent) circle one

Form RT-1