20160811000286230 08/11/2016 12:24:04 PM DEEDS 1/5

Send tax notice to:

Barbara L. Ahmed

115 Stratshire Lane
Pelham, AL 35124

File No. PEL1600278

This instrument prepared by: Stewart & Associates, P.C./S. Kent Stewart 3595 Grandview Pkwy, #645 Birmingham, Alabama 35243

STATE OF ALABAMA SHELBY COUNTY

WARRANTY DEED

KNOW ALL MEN BY THESE PRESENTS:

That in consideration of One Hundred Fifty Four Thousand and 00/100 Dollars (\$154,000.00) in hand paid to the undersigned, Paul Foster Blackstone, Jr., a married man, individually and as Co Personal Representative of the Estate of Betty Lou Blackstone, deceased, Probate Case No. PR 2015-000618, David Scott Blackstone, a married man, individually and as Co Personal Representative of the Estate of Betty Lou Blackstone, deceased, Probate Case No. PR 2015-000618, and Deborah Jane Blackstone, an unmarried woman, individually and as devisee of the Estate of Betty Lou Blackstone, deceased, Probate Case No. PR 2015-000618 (hereinafter referred to as "Grantors"), by Barbara L. Ahmed (hereinafter referred to as "Grantee"), the receipt and sufficiency of which are hereby acknowledged, Grantors do, by these presents, grant, bargain, sell, and convey unto Grantee, the following described real estate situated in Shelby County, Alabama, to-wit:

Lot 41, according to the Map and Survey of Stratford Place, Phase III, as recorded in Map Book 13, Page 67, and a resurvey recorded in Map Book 13, Page 108 and Amended Map of the Resurvey of the Final Plat, Phase III, Stratford Place, as recorded in Map Book 14, Page 38, in the Probate Office of Shelby County, Alabama.

The property being conveyed herein does not constitute the homestead of the Grantors nor the homestead of the Grantor's spouses.

SUBJECT TO:

- 1.) ADVALOREM TAXES DUE OCTOBER 01, 2016 AND THEREAFTER.
- 2.) BUILDING AND SETBACK LINES, RESTRICTIONS, COVENANTS AND CONDITIONS OF RECORD.
- 3.) MINERAL AND MINING RIGHTS NOT OWNED BY THE GRANTOR.

\$151210.00 OF THE CONSIDERATION AS WAS PAID FROM THE PROCEEDS OF A MORTGAGE LOAN.

\$5000.00 of the consideration was paid from the proceeds of a 2nd mortgage loan.

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The Grantors do for themselves, their heirs and assigns, covenant with Grantee, her heirs, executors, administrators and assigns, that they are lawfully seized in fee simple of said premises; that it is free from all encumbrances except as noted above; that they have a good right to sell and convey the same as aforesaid; and that they will, and their heirs, executors, administrators shall warrant and defend the same to the said Grantee, her heirs and assigns forever, against the lawful claims of all persons.

TO HAVE AND TO HOLD to Grantee, her heirs, executors, administrators and assigns forever.

IN WITNESS WHEREOF, Grantors have set their signatures and seals on this, the ______ day of August, 2016.

Paul Foster Blackstone, Jr., individually and as Co Personal Representative of the Estate of Betty Lou Blackstone, deceased, Probate Case No. PR 2015 000618

David Scott Blackstone, individually and as Co Personal Representative of the Estate of Betty Lou Blackstone, deceased, Probate

Case No. PR 2015 000618

Deborah Jane Blackstone, as devisee of the Estate of Betty Lou Blackstone, deceased, Probate Case No. PR 2015 000618

STATE OF Mahana 20160811000286230 08/11/2016 12:24:04 PM DEEDS 3/5

COUNTY OF Shelby

I, the undersigned, a Notary Public in and for said County, in said State, hereby certify that Paul Foster Blackstone, Jr. a married man, Individually and as Co Personal Representative of the Estate of Betty Lou Blackstone, deceased, Probate Case No. PR 2015 000618, whose name is signed to the foregoing instrument, and who is known to me, acknowledged before me on this day, that, being informed of the contents of the said instrument, he, individually and as such Co Personal Representative and with full authority, executed the same voluntarily on the day the same bears date.

Given under my hand and official 20 /6.	seal this, the day of
Mark Asbury Notary Public,State at Large My Commission Expires June 28, 2020	Notary Public
[NOTARIAL SEAL]	Printed Name: Mash Ashung My Commission Expires: 6-28-20
STATE OF Malma)	

I, the undersigned, a Notary Public in and for said County, in said State, hereby certify that David Scott Blackstone, a married man, Individually and as Co Personal Representative of the Estate of Betty Lou Blackstone, deceased, Probate Case No. PR 2015 000618, whose name is signed to the foregoing instrument, and who is known to me, acknowledged before me on this day, that, being informed of the contents of the said instrument, he, individually and as such Co Personal Representative and with full authority, executed the same voluntarily on the day the same bears date.

COUNTY OF Sh/hy

I, the undersigned, a Notary Public in and for said County, in said State, hereby certify that Deborah Jane Blackstone, an unmarried woman, individually and as devisee of the Estate of Betty Lou Blackstone, deceased, Probate Case No. PR 2015 000618, whose name is signed to the foregoing instrument, and who is known to me, acknowledged before me on this day, that, being informed of the contents of the said instrument, she, individually and as devisee and with full authority, executed the same voluntarily on the day the same bears date.

Given under my hand and official seal this, the _____ day of ______.

Mark Asbury
Notary Public, State at Large
My Commission Expires June 28, 2020

[NOTARIAL SEAL]

Notary Public

Printed Name: North Asbury

My Commission Expires: 6-24-20

20160811000286230 08/11/2016 12:24:04 PM DEEDS 5/5 Real Estate Sales Validation Form

This	Document must be filed in		vith Code of Alskama	4075 C.		
Grantor's Name Mailing Address	toerd toster Bla 4025 wood va	Mestonett		1eP	Scron Ab.2 Scron	1
Property Address	Pelhoun Az 30		Date of Sale otal Purchase Price or tual Value or ssor's Market Value	e \$	3 5 1 () 2 5 4 , c	2
The purchase price evidence: (check on Bill of Sale Sales Contract Closing Statement)	or actual value claimed e) (Recordation of doci	umentary ev	idence is not requir praisal	ne follov ed)	ving docu	ımentary
If the conveyance do above, the filing of the	cument presented for reis form is not required.	cordation co	ntains all of the rec	quired in	formatio	n referenced
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Grantee's name and a to property is being co	mailing address - provide nveyed.	e the name o	of the person or per	sons to	whom in	terest
Property address - the	physical address of the	property be	ing conveyed, if av	ailable.		
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Unattested	/one of L.A	Sign				
	(verified by)		(Grantor/Grantee/Ov	wner/Ag		one Form RT-1
	Filed and Recorded Official Public Records Judge James W. Fuhrmeister, County Clerk	Probate Judge,				

Shelby County, AL 08/11/2016 12:24:04 PM **\$30.00 JESSICA**

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