

THIS INSTRUMENT PREPARED BY:

James J. Odom, Jr.

P.O. Box 11244

Birmingham, AL 35202-1244

SEND TAX NOTICE TO:

Dr. James Head

408 1st Street North, Ste. 200

Alabaster, AL 35007

STATE OF ALABAMA)

COUNTY OF SHELBY)

STATUTORY WARRANTY DEED

KNOW ALL MEN BY THESE PRESENTS THAT in consideration of One Hundred Thirty-Five Thousand and No/100 (\$135,000.00) Dollars to the undersigned grantor, Break the Cycle, Inc., a corporation, in hand paid by Dr. Patrick Mills, II, Dr. James Head and Dr. Michael Laslie Lathem, the receipt whereof is hereby acknowledged, Break the Cycle, Inc., a corporation ("Grantor"), does by these presents, grant, bargain, sell and convey unto Dr. Patrick Mills, II, Dr. James Head and Dr. Michael Laslie Lathem ("Grantee"), the following described real estate, situated in Shelby County, Alabama (the "Property"), to-wit:


PARCEL ONE:

Lots 13, 14, 15 and 16, in Block 4, according to the Map of Nickerson Scott Survey, being a subdivision of a part of the East 1/2 of the SE 1/4 of Section 35, and part of the NW 1/4 of the SW 1/4 of Section 36, all in Township 20 South, Range 3 West, Shelby County, Alabama, as recorded in Map Book 3, Page 34, in the Probate Office of Shelby County, Alabama.

LESS AND EXCEPT the North 20 feet of the above described property as shown by Instrument recorded in Real 76, Page 635, in the Probate Office of Shelby County, Alabama.

PARCEL TWO:

Lot 12, in Block 4, according to the Map of Nickerson Scott Survey, being a subdivision of a part of the East 1/2 of the SE 1/4 of Section 35, and part of the NW 1/4 of the SW 1/4 of Section 36, all in Township 20 South, Range 3 West, Shelby County, Alabama, as recorded in Map Book 3, Page 34, in the Probate Office of Shelby County, Alabama.


20161229000473360 1/3 \$157.00
Shelby Cnty Judge of Probate, AL
12/29/2016 02:26:20 PM FILED/CERT

Shelby County, AL 12/29/2016
State of Alabama
Deed Tax: \$135.00

SUBJECT TO: (1) Current Taxes; (2) Right of way granted to Alabama Power Company as set out in Instrument(s) recorded in Deed Book 118, Page 119; Deed Book 133, Page 82; Deed Book 207, Page 674; Deed Book 138, Page 84; Deed Book 192, Page 496; Deed Book 60, Page 66; Deed Book 57, Page 379; Deed Book 48, Page 617, and Deed Book 113, Page 320, in the Probate Office of Shelby County, Alabama; (3) Title to all minerals within and underlying the premises, together with all mining rights and other rights privileges and immunities relating thereto, together with any release of liability for injury or damage to persons or property as a result of the exercise of such rights as recorded in Real Volume 76, Page 635, in the Probate Office of Shelby County, Alabama; (4) 15 foot easement for ingress and egress as recorded in Real Volume 88, Page 200, in the Probate Office of Shelby County, Alabama; (5) Right of Way to AT&T as recorded in Deed Book 109, Page 191, in the Probate Office of Shelby County, Alabama; (6) Right of Way to Shelby County, Alabama, as recorded in Deed Book 104, Page 110 and Deed Book 157, Page 355, in the Probate Office of Shelby County, Alabama.

TO HAVE AND TO HOLD to the Grantees, their heirs and assigns, forever.

IN WITNESS WHEREOF, the undersigned has caused this instrument to be executed on this the 28th day of December, 2016.

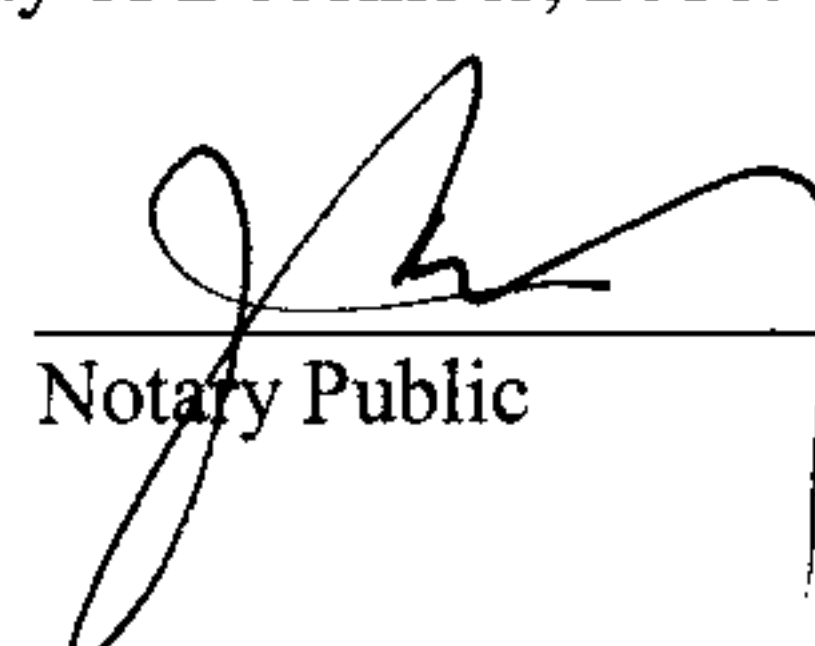
BREAK THE CYCLE, INC.

By: 
Stephen R. Johnson, as its President

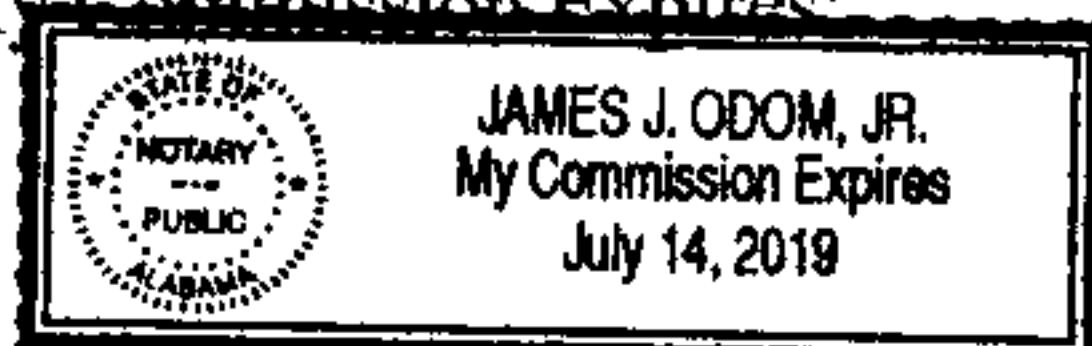
STATE OF ALABAMA)
COUNTY OF SHELBY)

I, the undersigned, a Notary Public in and for said County, in said State, hereby certify that Stephen R. Johnson, whose name as President of Break the Cycle, Inc., a corporation, 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, as such officer and with full authority, executed the same voluntarily for and as the act of said corporation.

Given under my hand and seal this 28th day of December, 2016.


Notary Public

My Commission Expires:



Real Estate Sales Validation Form

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

Grantor's Name Break the Cycle, Inc.
Mailing Address 603 Tejas Trail
Bandera, TX 78003

Grantee's Name Dr. James Head
Mailing Address 408 1st Street N, Ste. 200
Alabaster, AL 35007

Property Address 606 2nd Street NE
Alabaster, AL 35007

Date of Sale December 28, 2016

Total Purchase Price \$ 135,000.00

or

Actual Value \$


or

Assessor's Market Value \$

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


20161229000473360 3/3 \$157.00
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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 December 28, 2016

Print Stephen R. Johnson, President - Break the Cycle, Inc.

☐ Unattested

Sign 

(verified by)

(Grantor/Grantee/Owner/Agent) circle one

Form RT-1