

STATE OF ALABAMA) **WARRANTY DEED**

SHELBY COUNTY) JOINT TENANTS, WITH RIGHT OF
SURVIVORSHIP

KNOW ALL MEN BY THESE PRESENTS, that in consideration of Five Hundred (\$500.00) Dollars and other good and valuable consideration to the undersigned, undersigned, James Thomas Poe, a single man and Eric Anthony Poe, single man herein referred to as Grantors, in hand paid by James Thomas Poe, a single man and Eric Anthony Poe, singleman, herein referred to as Grantees, the receipt of which is acknowledged, the said Grantors do hereby grant, bargain, sell and convey unto the Grantees, as joint tenants, with right of survivorship, the following described real estate, situated in Shelby County, Alabama, to-wit:

SEE ATTACHED EXHIBIT 'A' LEGAL DESCRIPTION

Frank Bigham deceased on March 6, 2008

Tammy Gail Bigham Poe deceased on August 12, 2015


Ann Sue Langston Bigham aka Ann Sue Bigham deceased on March 21, 2017

This conveyance is prepared without the benefit of title exam on the part of the preparer.

TO HAVE AND TO HOLD unto the said Grantees as joint tenants, with right of survivorship, their heirs and assigns, forever; it being the intention of the parties to this conveyance that (unless the joint tenancy hereby created is severed or terminated during the joint lives of the Grantees herein), in the event one Grantee herein survives the other, the entire interest in fee simple shall pass to the surviving Grantee, and if one Grantee does not survive the other, then the heirs and assigns of the Grantees herein shall take as tenants in common.

And the Grantors do for themselves and their heirs, executors and administrators covenant with the said Grantees, their heirs and assigns, that they are lawfully seized in fee simple of said premises; that they have a good right to sell and convey the same as aforesaid; that they will and their heirs, executors and administrators shall warrant and defend the same to the said Grantees, their heirs and assigns forever against the lawful claims of all persons except as herein stated.

Wherever used herein the singular number shall include the plural, the plural shall include the singular, the use of any gender shall include other genders, when applicable, and related words shall be changed to read as appropriate.


20171002000358020 1/7 \$103.50
Shelby Cnty Judge of Probate: AL
10/02/2017 02:38:18 PM FILED/CERT

IN WITNESS WHEREOF, the Grantors have hereunto set their hand and seal
this the 15th day of June, 2017.


James Thomas Poe


Eric Anthony Poe

STATE OF ALABAMA
TALLADEGA COUNTY.

I, the undersigned authority, in and for said County, in said State, hereby
certify that, James Thomas Poe, a single man 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 this instrument, he executed the same voluntarily on the
day the same bears date.

Given under my hand and official seal this the 15th day of June,
2017.


NOTARY PUBLIC

My Commission Expires: 10-13-2019

STATE OF AL
Talladega COUNTY.

I, the undersigned authority, in and for said County, in said State, hereby
certify that, Eric Anthony Poe, a single man 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 this instrument, he executed the same voluntarily on the
day the same bears date.

Given under my hand and official seal this the 15th day of June,
2017.


NOTARY PUBLIC

My Commission Expires: 10-13-2019

This document prepared by:

Gregory S. Graham, PC
File #C215-1006
P. O. Drawer 307
Childersburg, Alabama 35044



20171002000358020 2/7 \$103.50
Shelby Cnty Judge of Probate, AL
10/02/2017 02:38:18 PM FILED/CERT

EXHIBIT "A" LEGAL DESCRIPTION

The West 15 feet and the South 15 feet of the following described property:
A part of the NE $\frac{1}{4}$ of the NE $\frac{1}{4}$ Section 1, Township 20 South, Range 2 West,
More particularly described as follows: Commence at the northwest corner of
said quarter-quarter section and run thence South along the west boundary of
said quarter-quarter section a distance of 1,120 feet to point of beginning;
thence continue South in the same direction a distance of 200 feet, more or
less, to the Southwest corner of said quarter-quarter section; thence run
East along the south boundary of said quarter-quarter section a distance of
210 feet to a point; thence turn to the left and run north parallel with
the Western boundary of said quarter-quarter section a distance of 200 feet
more or less, to a point due East from the point of beginning; thence turn
to the left and run Westerly 210 feet, more or less, to the point of beginning.

SUBJECT to a perpetual easement and right of way for road purposes only over
the North 15 feet of the above described property.

AND ALSO:

A part of the NE $\frac{1}{4}$ of the NE $\frac{1}{4}$ of Section 1, Township 20 South, Range 2 West,
more particularly described as follows:

Commence at the Northwest corner of said quarter-quarter section and run thence
South along the West boundary of said quarter-quarter section a distance of
1,120 feet to point of beginning; thence continue South in the same direction
a distance of 200 feet, more or less, to the Southwest corner of said quarter-
quarter section; thence run East along the South boundary of said quarter-quarter
section a distance of 210 feet to a point; thence turn to the left and run North
parallel with the Western boundary of said quarter-quarter section a distance of
200 feet, more or less, to a point due East from the point of beginning; thence
turn to the left and run Westerly 210 feet, more or less, to the point of
beginning.

Grantors reserve in favor of themselves, their heirs, successors and assigns,
a perpetual easement and right-of-way for road purposes over the West 15 feet and
South 15 feet of the above described property.

AND ALSO:

A lot or parcel of land situated in the NE $\frac{1}{4}$ of the NE $\frac{1}{4}$ of Section 1,
Township 20 South, Range 2 West, more particularly described as follows:

Commence at the Northwest corner of the above said quarter-quarter, thence
run South along the west line for a distance of 910.0 feet to the point of
beginning. Thence continue along same line for a distance of 210.0 feet,
thence run East for a distance of 210.0 feet, thence run North and parallel
to the west line for a distance of 210.0 feet, thence run west for a distance
of 210.0 feet to the point of beginning, less and except a 15.0 foot strip along
the west line of the above said lot for roadway.

Grantors reserve in favor of themselves, their heirs, successors and assigns,
a perpetual easement and right-of-way for road purposes over the West 15 feet
of the above described property.

REC-EN
157
INST
52



20171002000358020 3/7 \$103.50
Shelby Cnty Judge of Probate, AL
10/02/2017 02:38:18 PM FILED/CERT

ALABAMA

Center for Health Statistics

ALABAMA CERTIFICATE OF DEATH

State
File
Number**101 2017-11140**

1. DECEASED LEGAL NAME Ann Sue Langston Bigham				2. DATE AND TIME OF DEATH Mar 21, 2017			
3. ALIAS NAME (IF ANY) None Given				4. DATE AND TIME PRONOUNCED DEAD Mar 21, 2017 1000			
5. COUNTY OF DEATH Talladega		6. CITY, TOWN OR LOCATION OF DEATH AND ZIP CODE Alpine, 35014		7. PLACE OF DEATH 4097 Grist Mill Road			
8. SEX Female		9. LAST NAME PRIOR TO FIRST MARRIAGE Langston				10. SERVED IN ARMED FORCES No	
11. AGE 77	UNDER 1 YEAR MONTHS DAYS	UNDER 1 DAY HRS MINS	12. DATE OF BIRTH Oct 6, 1939	13. BIRTHPLACE (State or Foreign Country) Alabama		14. SOCIAL SECURITY NUMBER [REDACTED]	
15. MARITAL STATUS Widowed		16. SURVIVING SPOUSE NAME PRIOR TO FIRST MARRIAGE				17. RESIDENCE STATE Alabama	
18. RESIDENCE COUNTY Talladega		19. CITY, TOWN OR LOCATION AND ZIP CODE Alpine, 35014		20. STREET ADDRESS 4097 Grist Mill Road			
21. INFORMANT NAME, RELATIONSHIP AND ADDRESS James Langston, Brother, 3461 East Street, Cahaba Heights, AL 35243							
22. FATHER/PARENT NAME PRIOR TO FIRST MARRIAGE Frank G Langston				23. MOTHER/PARENT NAME PRIOR TO FIRST MARRIAGE Valma Glass			
24. DISPOSITION OF BODY Burial		25. CEMETERY OR CREMATORY Wooten's Chapel		26. LOCATION Cahaba Heights, Alabama			
27. DATE OF DISPOSITION Mar 24, 2017		28. FUNERAL DIRECTOR Doug Glasscock		29. LICENSE NUMBER 05619		30. DATE SIGNED Mar 23, 2017	
31. FUNERAL HOME NAME AND ADDRESS Ridout's Southern Heritage, 475 Cahaba Valley Rd, Pelham, AL 35124						32. LICENSE NUMBER	
33. MEDICAL CERTIFICATION: _____ CERTIFYING PHYSICIAN _____ MEDICAL EXAMINER <input checked="" type="checkbox"/> CORONER							
34. NAME Shaddix Murphy, Coroner				35. LICENSE NUMBER		36. DATE SIGNED Mar 28, 2017	
37. ADDRESS OF PERSON WHO COMPLETED CAUSE OF DEATH PO Box 282, Sylacauga, Alabama 35150							
38. REGISTRAR Catherine Molchan Donald						39. DATE FILED Mar 28, 2017	

CAUSE OF DEATH

40. PART I. DISEASES, INJURIES OR COMPLICATIONS THAT CAUSED DEATH							INTERVAL	
UNDERLYING CAUSE	IMMEDIATE CAUSE A. Sudden Cardiac Death DUE TO (OR AS A CONSEQUENCE OF):						Unknown	
	B. Stroke DUE TO (OR AS A CONSEQUENCE OF):						Unknown	
	C. Diabetes DUE TO (OR AS A CONSEQUENCE OF):						Unknown	
	D.							
41. PART II. OTHER SIGNIFICANT CONDITIONS CONTRIBUTING TO DEATH								
42. MANNER OF DEATH Natural Causes		43. PREGNANT (IF FEMALE)		44. AUTOPSY No	45. FINDINGS CONSIDERED	46. TOXICOLOGY No	47. FINDINGS CONSIDERED	48. TOBACCO USE CONTRIBUTED TO DEATH No
49. HOW INJURY OCCURRED								
50. DATE AND TIME OF INJURY			51. INJURY AT WORK		52. IF TRANSPORTATION INJURY, SPECIFY			
53. PLACE OF INJURY			54. LOCATION OF INJURY					

ADPH HS E2/REV 01-16

This is an official certified copy of the original record filed in the Center of Health Statistics, Alabama Department of Public Health, Montgomery, Alabama. 2017-246-375-0

May 2, 2017



20171002000358020 4/7 \$103.50
Shelby Cnty Judge of Probate, AL
10/02/2017 02:38:18 PM FILED/CERT

Catherine M. Donald
Catherine Molchan Donald
State Registrar of Vital Statistics

NOTIFICATIONS VOID

CAUSE OF DEATH

ADPH HS E2/REV 07-10

Catherine M. Donald
Catherine Molchan Donald
State Registrar of Vital Statistics

ALABAMA

Center for Health Statistics

ALABAMA

CERTIFICATE OF DEATH

08-09138

101

County
File
Number

State File Number

1. DECEASED—NAME First Middle Last (Type last name all capitals) Frank BIGHAM			2. DATE OF DEATH (Month, Day, Year) March 6, 2008		3. COUNTY OF DEATH Shelby	
4. CITY, TOWN, OR LOCATION OF DEATH AND ZIP CODE Alabaster, Alabama 35007			5. INSIDE CITY LIMITS (Specify Yes or No) Yes		6. PLACE OF DEATH—HOSPITAL OR OTHER INSTITUTION—(If not in either, give street and number) Shelby Baptist Medical Center	
7. IF HOSPITAL (Specify Inpatient, ER or Outpatient, DON) Inpatient			8. OF HISPANIC ORIGIN (Specify Yes or No; If Yes, Specify Cuban, Mexican, Puerto Rican, etc.) No		9. RACE—(Specify American Indian, Black, White, etc.) White	
10. SEX Male			11. AGE 71 YRS.		12. UNDER 1 YEAR MOS. DAYS HOURS MINS.	
13. DATE OF BIRTH (Month, Day, Year) September 9, 1936			14. DECEASED'S SOCIAL SECURITY NUMBER [REDACTED]		15. EDUCATION (Specify ONLY highest grade completed below) Elementary or High School (9-12) 9 College (1-4 or 5-+) [REDACTED]	
16. MARITAL STATUS (Specify Married, Never Married, Widowed, Divorced) Married			17. SURVIVING SPOUSE (If wife, give maiden name) Sue Langston		18. Was Dependent ever in Armed Forces (Specify Yes or No) No	
19. STATE OF BIRTH (If not in USA, name country) Alabama			20. RESIDENCE—STATE Alabama		21. COUNTY Shelby	
22. CITY, TOWN, OR LOCATION AND ZIP CODE Chelsee, Alabama 35043			23. INSIDE CITY LIMITS (Specify Yes or No) Yes		24. STREET AND NUMBER 191 Smith Road	
25. USUAL OCCUPATION (Give kind of work done during most of working life even if retired) Self-Employed			26. KIND OF BUSINESS OR INDUSTRY Welder		27. INFORMANT—Name and Address Sue Bigham 191 Smith Road, Chelsea, Alabama 35043	
28. FATHER—NAME First Middle Last Joseph Glover Bigham			29. MOTHER—NAME First Middle Last Lura Annie Evans		30. DISPOSITION OF BODY (Specify Burial, Cremation, Medical Donation, Hospital Disposal, Other) Burial	
31. DATE OF DISPOSITION (Month, Day, Year) March 11, 2008			32. CEMETERY OR CREMATORY—Name Wooten's Chapel Cem.		33. LOCATION—(City or Town—State) Cahaba Heights, AL	
34. FUNERAL HOME—Name and Address Ridout's Southern Heritage 475 Cahaba Valley Rd., Pelham AL 35124			35. FUNERAL DIRECTOR—Signature [Signature]		36. DATE SIGNED BY FUNERAL DIRECTOR March 15, 2008	
37. Certifying Physician (Physician certifying cause of death) "To the best of my knowledge death occurred on [date] and due to the cause(s) and manner stated." Medical Examiner/Coroner On the basis of examination and/or investigation, in my opinion, death occurred at the time, date, place, and due to the cause(s) and manner stated. Signature: [Signature] 3-6-08			38. DATE SIGNED (Month, Day, Year) 3-6-08		39. TIME AND DATE OF DEATH 3-6-08 1136 AM	
40. DATE AND TIME PRONOUNCED DEAD (For Coroner/M.E. use only) 3-6-08 1136 AM			41. NAME AND TITLE OF PERSON WHO COMPLETED CAUSE OF DEATH (Item 40) Lynn Crawford MD		42. ADDRESS OF PERSON WHO COMPLETED CAUSE OF DEATH (Item 40) 1000 1st St N Alabaster AL 35007	
43. REGISTRAR—Signature [Signature]			44. REGISTRAR—Signature [Signature]		45. DATE FILED (Month, Day, Year) March 20, 2008	

MEDICAL CERTIFICATION

46. PART I. Enter the diseases, injuries, or complications that caused the death. Do not enter the mode of dying, such as cardiac or respiratory arrest, shock, or heart failure. LIST ONLY ONE CAUSE ON EACH LINE. IMMEDIATE CAUSE (Final disease or condition resulting in death) → Cardiac arrhythmia DUE TO (OR AS A CONSEQUENCE OF):			APPROXIMATE INTERVAL BETWEEN ONSET AND DEATH 3 yrs	
Sequently list conditions, if any leading to immediate cause. Enter UNDERLYING CAUSE (Disease or injury that initiated events resulting in death) LAST DUE TO (OR AS A CONSEQUENCE OF):				
DUE TO (OR AS A CONSEQUENCE OF):				
DUE TO (OR AS A CONSEQUENCE OF):				
47. PART II. Other significant conditions contributing to death but not resulting in the underlying cause given in Part I.			48. WAS THERE A PREGNANCY IN LAST 42 DAYS? (Specify Yes, No, or Unknown)	
49. MANNER OF DEATH (Specify—Accident, Homicide, Suicide, Undetermined Circumstances, Pending Investigation, Natural Cause) Natural Cause			50. AUTOPSY (Specify Yes or No) No	
51. If yes, were findings considered in determining cause of death? (Specify Yes or No)			52. HOW INJURY OCCURRED (Enter nature of injury in Item 46, Part I or Item 47, Part II)	
53. DATE OF INJURY (Month, Day, Year)			54. HOUR OF INJURY M.	
55. INJURY AT WORK (Specify Yes or No)			56. PLACE OF INJURY—(Specify at home, farm, street, factory, office building, etc.)	
57. LOCATION OF INJURY (Street or R.F.D. No., City or Town, State)				

This is a legal record and must be filed within five (5) days after death.

ADPH-NS 2/Rev. 11-93

MAR 24 2008

This is an official certified copy of the original record filed in the Center of Health Statistics, Alabama Department of Public Health, Montgomery, Alabama. 2013-387-180-1



20171002000358020 6/7 \$103.50
Shelby Cnty Judge of Probate, AL
10/02/2017 02:38:18 PM FILED/CERT

September 23, 2013

Catherine M. Donald
Catherine Molchan Donald
State Registrar of Vital Statistics

Real Estate Sales Validation Form

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

Grantor's Name Eric Poe
Mailing Address 4297 Galt Mill Rd
Ches, AL 35044

Grantee's Name Eric M. Poe
Mailing Address 4297 Galt Mill Rd
Ches, AL 35044

Property Address 61 Smith Rd
Ches, AL 35042

Date of Sale 6-15-17
Total Purchase Price \$
or
Actual Value \$
or
Assessor's Market Value \$ 70,180

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 10/2/17

Print Gary S. Gorch

Sign [Signature]
(Grantor/Grantee/Owner/Agent) circle one

Unattested

(verified by)

20171002000358020 7/7 \$103.50
Shelby Cnty Judge of Probate, AL
10/02/2017 02:38:18 PM FILED/CERT

Shelby County, AL 10/02/2017
State of Alabama
Deed Tax \$70.50

Form RT-1