

STATE OF ALABAMA
SHELBY COUNTY

WARRANTY DEED

KNOW ALL MEN BY THESE PRESENTS: That in consideration of the sum of Ten Dollars (\$10.00) and other valuable consideration to the undersigned Grantor (whether one or more), in hand paid by the Grantee herein, the receipt of which is hereby acknowledged, **EDWARD L. GLASS and wife, DIANA R. GLASS** (herein referred to as Grantor), do hereby grant, bargain, sell and convey unto the **ED & DIANA GLASS IRR, a trust dated September 14, 2017** (herein referred to as Grantee), the following described real estate situated in Shelby County, Alabama, to-wit:

Lot 25, According to the 2nd amendment plat of amended plat of the Brae Sector of Greystone Farms, recorded in Map Book 19, Page 141, in the Probate Office of Shelby County, Alabama.

Subject to taxes for current year, easements of record, restrictions, reservations, oil, gas or mineral rights of record, if any.

Deed prepared without the benefit of title search. Legal description provided by Grantors.

TO HAVE AND TO HOLD to the said Grantee, his heirs and assigns forever.

And I do, for myself and for my heirs, executors and administrators, covenant with said Grantee, his heirs and assigns, that I am lawfully seized in fee simple of said premises; that I am free from all encumbrances, unless otherwise stated above; that I have a good right to sell and convey the same as aforesaid; that I will and my heirs, executors and administrators shall warrant and defend the same to said Grantee, his heirs and assigns forever, against the lawful claims of all persons.

IN WITNESS WHEREOF, I hereunto set my hand and seal on this the 30th day of November, 2017.

Edward L. Glass
EDWARD L. GLASS
Diana R. Glass
DIANA R. GLASS

STATE OF ALABAMA
COUNTY OF CALHOUN

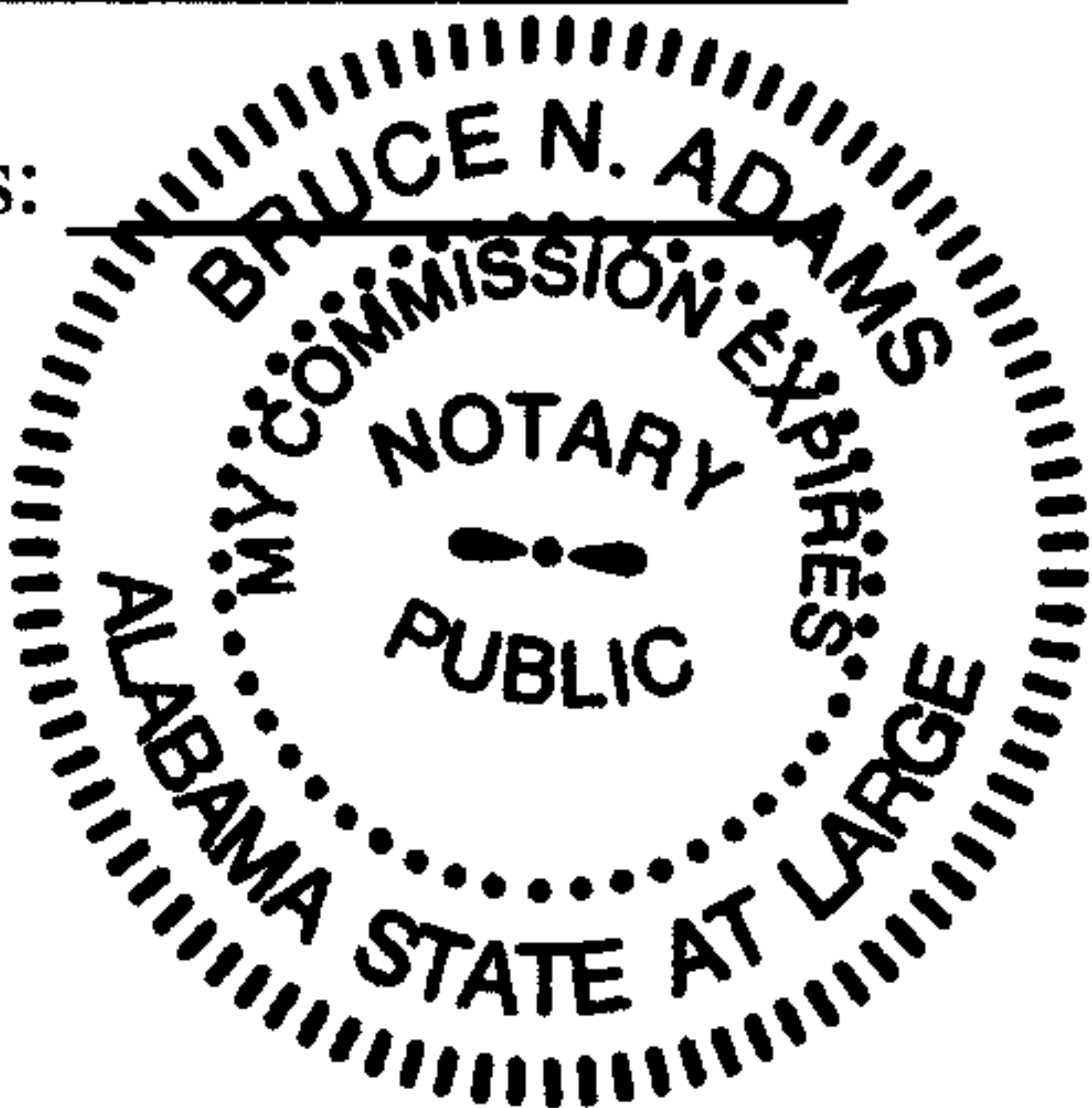
I, the undersigned, a Notary Public in and for said State and County, hereby certify that **EDWARD L. GLASS** and **DIANA R. GLASS**, whose names are signed to the foregoing conveyance, and who are known to me, acknowledged before me on this day that, being informed of the contents of the instrument, they, executed the same voluntarily on the day the same bears date.

Given under my hand and seal this 30th day of Nov, 2017.

[SEAL]

Bruce N. Adams
NOTARY PUBLIC
My Commission Expires:

Grantee's Mailing Address
2097 Brae Trail
Birmingham, AL 35242



INSTRUMENT PREPARED BY:
ADAMS MILLER, LLP
P. O. BOX 1732
ANNISTON, AL 36202
(256) 237-3339

Shelby County, AL 12/14/2017
State of Alabama
Deed Tax: \$391.00

20171214000445980 1/2 \$409.00
Shelby Cnty Judge of Probate, AL
12/14/2017 10:21:33 AM 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 Edward L. & Diana R. Glass
Mailing Address 2097 Brae Trail
Birmingham, AL 35242

Grantee's Name Ed & Diana Glass IRR
Mailing Address 2097 Brae Trail
Birmingham, AL 35242

Property Address 2097 Brae Trail
Birmingham, AL

Date of Sale _____
Total Purchase Price \$ _____
or
Actual Value \$ _____
or
Assessor's Market Value \$ 390,600

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 ☐ Appraisal
☐ Sales Contract ☐ Other
☐ Closing Statement

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).

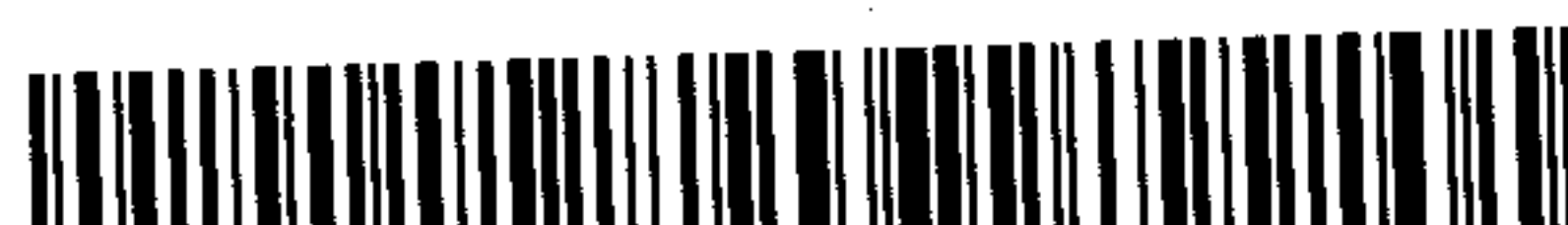
Date 12-14-17

Print _____

☒ Unattested [Signature]
(verified by)

Sign _____
(Grantor/Grantee/Owner/Agent) circle one

Form RT-1


20171214000445980 2/2 \$409.00
Shelby Cnty Judge of Probate, AL
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