

**After Recording Return &
Mail Tax Statements To:**
Brady R. Barnwell
177 Daventry Drive
Calera, AL 35040

-----Above This Line Reserved For Official Use Only-----

Property Tax ID#: 28 3 05 1 003 045.000
File #: VQLT-21VLT-0300AL

KNOW ALL MEN BY THESE PRESENTS, We, Brady R. Barnwell And Danie W. Harpst, Sr., for and during their joint lives, and upon the death of either of them, then to the survivor of them in fee simple, together with every contingent remainder and right of reversion, whose address is 177 Daventry Drive, Calera, AL 35040 (hereinafter called Grantors), for and in consideration of the sum of ZERO and 00/100 DOLLARS (\$0.00) in hand paid to the undersigned, the receipt whereof is hereby acknowledged, the undersigned hereby releases, quitclaims, grants, and conveys to Brady R. Barnwell, an unmarried person, whose address is 177 Daventry Drive, Calera, AL 35040 (hereinafter called Grantee) all our right, title, interest, and claim in or to the following described real estate, situated in County of Shelby Alabama, to-wit:

Parcel ID: 28 3 05 1 003 045.000
Property Address: 177 Daventry Drive, Calera, AL 35040

TO HAVE AND TO HOLD to said **GRANTEE** forever.

Given under our hands this 12 day of November, 2021.

WITNESSES:

Witness

Brady R. Barnwell
Brady R. Barnwell

Print Name

Danie W. Harpst Sr.
Danie W. Harpst, Sr.

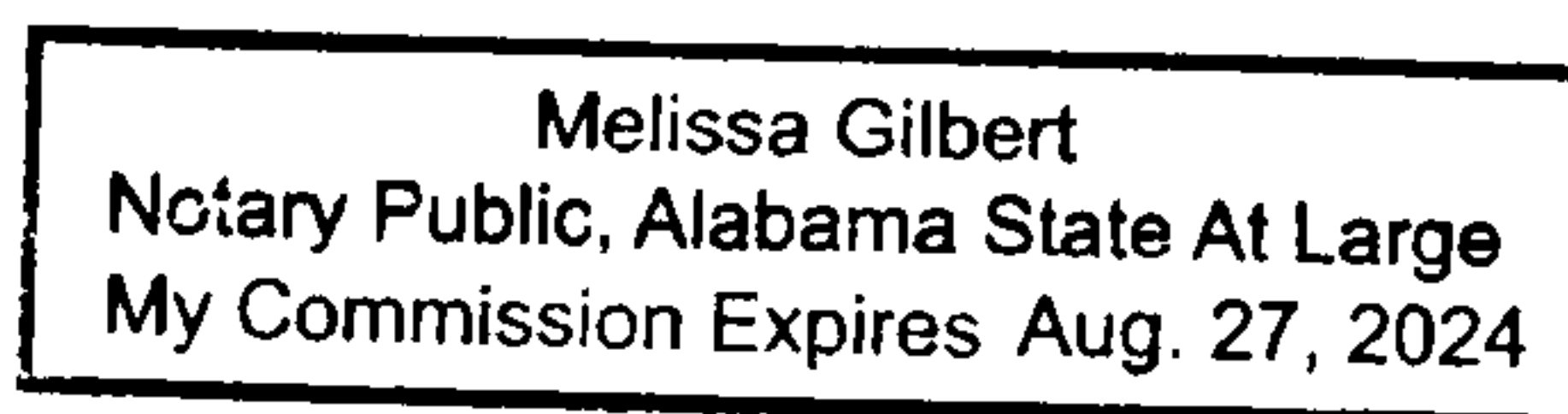
Witness

Witness

STATE OF Alabama }
COUNTY OF Shelby }

I, the undersigned, a Notary Public in and for said County, in said State, hereby certify that Brady R. Barnwell And Danie W. Harpst, Sr., whose name 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 they executed the same voluntarily on the day and the same bears dated.

Given under my hand and official seal this the 12 day of November, 2021.



Melissa Gilbert
NOTARY PUBLIC
Print Name Melissa Gilbert
My Commission Expires: 8/27/24

No title search was performed on the subject property by the preparer. The preparer of this deed makes no representation as to the status of the title nor property use or any zoning regulations concerning described property herein conveyed nor any matter except the validity of the form of this instrument. Information herein was provided to preparer by Grantors/Grantee and /or their agents; no boundary survey was made at the time of this conveyance.

This Document Prepared By:

Angelina Whittington, Esquire
840 West Sam Houston Pkwy, Ste. 300
Houston, TX 77024

EXHIBIT A

THE LAND REFERRED TO HEREIN BELOW IS SITUATED IN THE COUNTY OF SHELBY,
STATE OF ALABAMA, AND IS DESCRIBED AS FOLLOWS:

LOT 17, ACCORDING TO THE SURVEY OF DAVENTRY, SECTOR II, PHASE II, AS RECORDED
IN MAP BOOK 29 PAGE 32 IN THE JUDGE OF PROBATE OFFICE OF SHELBY COUNTY,
ALABAMA.

Real Estate Sales Validation Form*This Document must be filed in accordance with Code of Alabama 1975, Section 40-22-1*

Grantor's Name BRADY R. BARNWELL AND
 Mailing Address DANIE W. HARPST, SR
177 Daventry Drive
Calera, AL 35040

Grantee's Name BRADY R. BARNWELL
 Mailing Address 177 Daventry Drive
Calera, AL 35040

Property Address 177 Daventry Drive
Calera, AL 35040

Date of Sale 11/12/21
 Total Purchase Price \$ 1272,200.00

or
 Actual Value \$ 0

or
 sor's Market Value \$ 144,400.00



Filed and Recorded
 Official Public Records
 Judge of Probate, Shelby County Alabama, County
 Clerk
 Shelby County, AL
 11/29/2021 10:53:32 AM
 \$103.50 CHARITY
 20211129000567260

Allen S. Byrd

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 11/12/21

Print Brady Barnwell Danie W Harpst Sr.

Unattested

Sign Brady Barnwell Danie W. Harpst Sr.

(verified by)

(Grantor/Grantee/Owner/Agent) circle one

Print Form

Form RT-1