



20110509000138900 1/2 \$16.00
Shelby Cnty Judge of Probate, AL
05/09/2011 01:22:00 PM FILED/CERT

**INSTRUMENT PREPARED WITHOUT
BENEFIT OF TITLE EXAMINATION**

This instrument was prepared by

Mitchell A. Spears

Attorney at Law

P.O. Box 119

Montevallo, AL 35115-0091

205/665-5102

205/665-5076

Send Tax Notice to:

(Name) Gary S. Richardson

(Address) 2033-C Montreat Parkway

Birmingham, AL 35216

**** MINIMUM VALUE NOT REQUIRED**

Personal Representative Deed

STATE OF ALABAMA
COUNTY OF SHELBY

KNOW ALL MEN BY THESE PRESENTS,

That in consideration of **ONE DOLLAR (\$1.00) AND OTHER GOOD AND VALUABLE
CONSIDERATION** to the undersigned Grantor, in hand paid by the Grantee herein, the receipt
whereof is acknowledged, I or we, **GARY S. RICHARDSON, as Personal Representative of the
ESTATE OF HOMER W. RICHARDSON, also formerly known as H. W. RICHARDSON,
deceased** (herein referred to as Grantor), grant, bargain, sell and convey unto **GARY S.
RICHARDSON**, (herein referred to as Grantee), the following described real estate, situated in
SHELBY County, Alabama, to-wit:

**Lot 7, Block 5, all according to Arden Subdivision to the Town of Montevallo, Alabama,
and subject to the restrictions and covenants heretofore made by the Montevallo
Development Company in the use of said lands heretofore made and which is shown of
record in Deed Book 139, on page 269, in the office of the Judge of Probate of Shelby
County, Alabama, all situated in Shelby County, Alabama.
Said subdivision Map is recorded in Map Book 3, Page 64 in said Probate Office.**

SOURCE OF TITLE: Deed Book 253, Page 919.

SUBJECT TO: Rights, reservations and restrictions of record.

**MERLE J. RICHARDSON, A GRANTEE UPON THE ABOVE REFERENCED SOURCE
OF TITLE, DIED ON APRIL 11, 1972, SHE HAVING PREDECEASED THE OTHER
GRANTEE, H. W. RICHARDSON.**

**HOMER W. RICHARDSON (HEREIN REFERENCED AS "THE DECEDENT"), WAS
ONE AND THE SAME PERSON AS H. W. RICHARDSON, AS NAMED WITHIN THE
ABOVE REFERENCED SOURCE OF TITLE.**

**THIS INSTRUMENT IS EXECUTED PURSUANT TO THE AUTHORITY GRANTED
IN THE LAST WILL AND TESTAMENT OF THE DECEDENT, SAME OF WHICH**

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**WAS PROBATED IN THE PROBATE COURT OF SHELBY COUNTY, ALABAMA,
WITH LETTERS TESTAMENTARY HAVING ISSUED TO GRANTOR ON
FEBRUARY 8, 2011, PURSUANT TO CASE NO. PR-2011-000039.**

****PURSUANT TO ALABAMA CODE SECTION 40-22-1, NO DEED TAX IS
REQUIRED FOR THIS CONVEYANCE, AS THIS INSTRUMENT IS EXECUTED FOR
A NOMINAL CONSIDERATION FOR THE PURPOSE OF PERFECTING THE TITLE
TO REAL ESTATE BY CONVEYING SAME AS DIRECTED WITHIN THE LAST
WILL AND TESTAMENT OF THE DECEDENT.**

TO HAVE AND TO HOLD, to the said GRANTEE, and Grantee's heirs, successors and assigns forever.

IN WITNESS WHEREOF, the said GRANTOR, **GARY S. RICHARDSON, as
Personal Representative of the Estate of HOMER W. RICHARDSON**, who is authorized to execute this conveyance, has hereto set his hand and seal, this the 5th day of May, 2011.

ESTATE OF HOMER W. RICHARDSON

Gary S. Richardson
By: GARY S. RICHARDSON
Its: Personal Representative

STATE OF ALABAMA)
COUNTY OF SHELBY)

I, the undersigned authority a Notary Public in and for said County, in said State, hereby certify that **Gary S. Richardson** whose name as **Personal Representative of the Estate of Homer W. Richardson, deceased**, 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 Personal Representative and with full authority, executed the same voluntarily for and as the act of said Estate.

Given under my hand and official seal, this the 5th day of May, 2011.

Debbie Spear
Notary Public
My Commission Expires: 9/3/2014