

THE STATE OF ALABAMA SHELBY COUNTY  
CASE NO. PR-2012-000323

KNOW ALL MEN BY THESE PRESENTS, THAT

Whereas, on the 6th day of April, 2009, a decree was rendered by the Probate Court of said county for the sale of the lands, hereinafter described, and conveyed for the state and county taxes then due from **GOWERS ROMAN CLAY**, the owner of said land for the costs and expenses thereof and thereunder.

And whereas, thereafter, to-wit, on the 4th day of May, 2009, said lands were duly and regularly sold by the Tax Collector of said county for taxes, costs and expenses, and at said sale the **State of Alabama** became the purchaser of said lands, at and for the sum of said taxes, costs and expenses, and forthwith paid said sum to said Tax Collector, and received from said Collector a certificate of said purchase.

Whereas, the time for the redemption of said lands by said owners or other persons having an interest therein has elapsed and said certificate of purchase has been returned to the Probate Judge of said County.

Now, therefore, I, **James W. Fuhrmeister**, as Judge of Probate, of said County of Shelby, under and by virtue of the provisions of 40-10-29, 1975 Code of Alabama, and in consideration of the premises above set out and in further consideration of the sum of **\$5.00** to me in hand paid, have this day granted, bargained and sold, and by these presents do grant, bargain, sell and convey unto said **ROCKY J GOWERS** who is the present owner and holder of said certificate of purchase all the right, title and interest of the said **GOWERS ROMAN CLAY**, owner of aforesaid land, and all the right, title, interest and claim of the state and county on account of said taxes, or under said decree and to the following described lands, hereinafter referred to, to-wit:

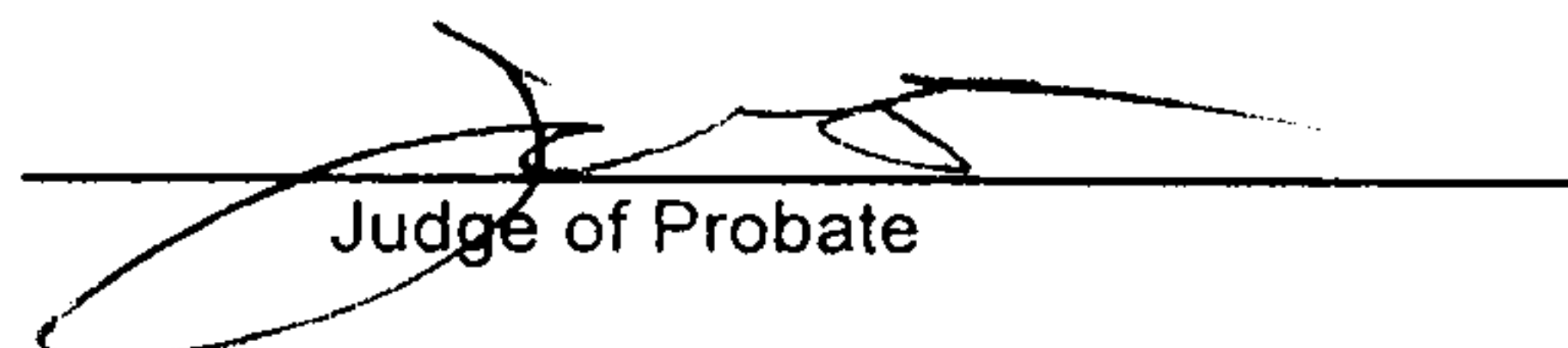
PARCEL # 58//07/05/21/4/000/005.002 DESCRIBED AS:

MAP NUMBER 07 5 21 4 000	CODE1: 00	CODE2: 00	
SUB DIVISION1:		MAP BOOK: 00	PAGE: 000
SUB DIVISION2:		MAP BOOK: 00	PAGE: 000
PRIMARY LOT:	PRIMARYBLOCK:		
SECONDARY LOT:	SECONDARYBLOCK:		
SECTION1 21	TOWNSHIP1 19S	RANGE1 02E	
SECTION2 0	TOWNSHIP2 00	RANGE2 00	
SECTION3 0	TOWNSHIP3 00	RANGE3 00	
SECTION4 0	TOWNSHIP4	RANGE4	
LOT DIM1 0.00	LOT DIM2 0.00	ACRES 1.000	SQ FT 43,560.000

METES AND BOUNDS: COM SE COR NW1/4 SE1/4 W338.54 N536.25 TO POB N128.45 W339.13 S128.45 E339.02 TO POB

being situated in said county and state, to have and to hold the same, the said right, title and interest unto the said **ROCKY J GOWERS** and his heirs and assigns forever, but no right, title or interest of any reversioner or remainderman in said land is conveyed hereby.

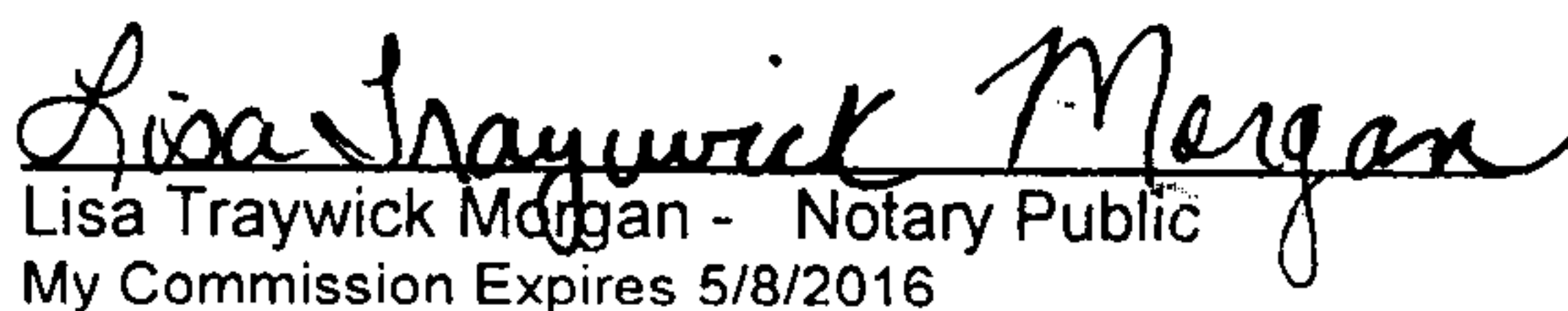
In testimony whereof, I have hereunto set my hand seal, this the 15<sup>th</sup> day of June, 2012.


  
Judge of Probate

The State of Alabama, Shelby County

I, Lisa Traywick Morgan, a Notary Public in and for said county, in said state, hereby certify that **James W. Fuhrmeister** whose name as Judge of Probate 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 this conveyance, he, in his capacity as such Judge of Probate, executed the same voluntarily, on the day the same bears date.

Given under my hand, this the 15<sup>th</sup> day of June, 2012.

  
Lisa Traywick Morgan - Notary Public  
My Commission Expires 5/8/2016

I certify this to be a true and  
correct copy   
6-15-12  
lm  
Probate Judge  
Shelby County



THE STATE OF ALABAMA,  
SHELBY COUNTY, OFFICE OF PROPERTY TAX COMMISSIONER

I, DON ARMSTRONG PROPERTY TAX COMMISSIONER OF SAID COUNTY, HEREBY CERTIFY THAT THE FOLLOWING REAL ESTATE, LYING IN SAID COUNTY, TO-WIT:

PARCEL #58//07/05/21/4/000/005.002 DESCRIBED AS

**LEGAL DESCRIPTION**

MAP NUMBER: 07 5 21 4 000 CODE1: 00 CODE2: 00

SUB DIVISON1:

MAP BOOK: 00 PAGE: 000

SUB DIVISON2:

MAP BOOK: 00 PAGE: 000

PRIMARY LOT:

PRIMARYBLOCK:

SECONDARY LOT:

SECONDARYBLOCK:

SECTION1 21 TOWNSHIP1 19S RANGE1 02E  
SECTION2 0 TOWNSHIP2 00 RANGE2 00  
SECTION3 0 TOWNSHIP3 00 RANGE3 00  
SECTION4 0 TOWNSHIP4 RANGE4  
LOT DIM1 0.00 LOT DIM2 0.00 ACRES 1.000

SQ FT 43,560.000



20120618000213360 2/3 \$19.00  
Shelby Cnty Judge of Probate, AL  
06/18/2012 10:56:01 AM FILED/CERT

**METES AND BOUNDS:**

COM SE COR NW1/4 SE1/4 W338.54 N536.25 TO POB N128.45 W339.13 S128.45 E339.02 TO POB

58-09-84  
WAS ASSESSED BY THE TAX ASSESSOR OF SAID COUNTY TO **GOWERS ROMAN CLAY** FOR THE STATE AND COUNTY TAXES FOR THE YEAR **2008**; THAT THE SAID TAXES BECAME DELINQUENT, AND AN APPLICATION, OF WHICH DUE NOTICE WAS GIVEN, WAS REGULARLY MADE TO THE PROBATE COURT OF SAID COUNTY FOR A DECREE FOR THE SALE OF SAID LAND FOR THE PAYMENT OF THE TAXES AND CHARGES DUE THEREON; THAT A DECREE WAS RENDERED BY SAID PROBATE COURT ON THE 6TH DAY OF APRIL, 2009, FOR THE SALE OF SAID LAND AS PRESCRIBED BY LAW, AND AFTER HAVING GIVEN NOTICE OF SALE OF POSTING SAME AT THE COURTHOUSE DOOR OF SAID COUNTY, AND IN THE PRECINCT WHERE SAID LAND LIES, AT LEAST THREE WEEKS BEFORE THE DAY OF THE SALE, OR BY ADVERTISEMENT, FOR THREE CONSECUTIVE WEEKS IN THE SHELBY COUNTY REPORTER, A NEWSPAPER PUBLISHED IN SAID COUNTY AT LEAST THIRTY DAYS BEFORE THE DAY OF SALE, IN PURSUANCE OF SAID DECREE AND NOTICE OF SALE, SAID LAND WAS, ON THE 4TH DAY OF MAY, 2009 OFFERED FOR SALE AT PUBLIC AUCTION, AT THE COURTHOUSE OF SAID COUNTY, BETWEEN THE HOURS OF 10 A.M AND 4 P.M OF SAID DAY, AND AT SAID SALE NO PERSON HAVING BID FOR SUCH LAND AN AMOUNT SUFFICIENT TO PAY TAXES, COST AND FEES DUE THEREON, I, AS SUCH PROPERTY TAX COMMISSIONER, BID IN SUCH LAND FOR **THE STATE OF ALABAMA** FOR THE AMOUNT OF SUCH TAXES, COSTS AND FEES, AGGREGATING THE SUM OF **\$273.93** MADE UP OF THE FOLLOWING ITEMS TO-WIT:

**TO WHOM ASSESSED**  
**GOWERS ROMAN CLAY**

PO BOX 322  
HARPERSVILLE, AL 35078

ASSESSED VALUE \$3,680.00  
CURRENT USE VALUE  
MARKET VALUE \$36,710.00  
15% LIMIT \$5,507.00  
  
MUNICIPALITY CODE 09  
ASSESSMENT CLASS 03  
STATE MILLAGE RATE 6.5  
COUNTY MILLAGE RATE 7.5  
SCHOOL MILLAGE RATE 16  
DIST SCHOOL MILLAGE RATE 14  
MUNICIPAL MILLAGE RATE 5  
TOTAL MILLAGE RATE 49

	GROSS	EXMT	NET
STATE TAX	\$23.92	\$0.00	\$23.92
COUNTY TAX	\$27.60	\$0.00	\$27.60
SCHOOL TAX	\$58.88	\$0.00	\$58.88
DIST SCHOOL TAX	\$51.52	\$0.00	\$51.52
CITY TAX 09	\$18.40	\$0.00	\$18.40
FOREST TAX	\$0.00	\$0.00	\$0.00
TOTAL TAX	\$180.32	\$0.00	\$180.32
INTEREST			\$8.11
COLLECTOR FEE			\$15.00
ADVERTISING			\$60.00
PROBATE FEE			\$5.00
CERT MAIL			\$5.50
BAD CHECK			\$0.00
TOTAL DUE			\$273.93
OVERBID			
TOTAL SALE			\$273.93

GIVEN UNDER MY HAND, THIS 12TH DAY OF MAY, 2009

*Don Armstrong*

PROPERTY TAX COMMISSIONER



**STATE OF ALABAMA\***  
**MONTGOMERY COUNTY\***

**WHEREAS** ROCKY J GOWERS of HARPERSVILLE, AL has paid into the State Treasury of the State of Alabama, the sum of EIGHT HUNDRED SIXTY ONE DOLLARS & SEVENTY SEVEN CENTS(\$861.77) for the assignment of the within Certificate of Sale.

**AND, WHEREAS**, said sum appears to be sufficient amount to cover the charges now due on said certificate.

**The amount bid by the state  
at the Tax Sale.**

**\$273.93**

**Subsequent taxes and interest  
(This amount does not include taxes for the  
current assessing year.)**

**\$587.84**

**NOW, THEREFORE**, the State Land Commissioner of the State of Alabama, under and by virtue of the authority in him/her vested by law, does hereby transfer and assign to the said ROCKY J GOWERS the within Certificate of Sale.

**DONE AT THE CAPITOL, Montgomery, Alabama, this the 26th of August, 2011**

  
**STATE LAND COMMISSIONER**



20120618000213360 3/3 \$19.00  
Shelby Cnty Judge of Probate, AL  
06/18/2012 10:56:01 AM FILED/CERT

Shelby County, AL 06/18/2012  
State of Alabama  
Deed Tax:\$1.00