

This instrument was prepared without
benefit of title evidence or survey by:

Grantees' address:
242 Kate Farm Road
Wilsonville, AL 35186

William R. Justice
P.O. Box 587 Columbiana, Alabama 35051

**WARRANTY DEED, JOINT TENANTS WITH RIGHT OF
SURVIVORSHIP**

STATE OF ALABAMA

SHELBY COUNTY KNOW ALL MEN BY THESE PRESENTS,

That in consideration of One and no/100 DOLLARS (\$1.00) to the undersigned GRANTOR in hand paid by the GRANTEES herein, the receipt whereof is acknowledged, and in order to divide jointly owned land, the undersigned Edward Cohill, married; William Cohill, married; Lorenza Cohill, unmarried; Donald Cohill, married; Larry Cohill, married; and Marilyn Woods, unmarried (herein referred to as GRANTOR, whether one or more) do grant, bargain, sell and convey unto Alvin Cohill and Alma Cohill (herein referred to as GRANTEES) 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, the following described real estate situated in Shelby County, Alabama to-wit:

Begin at the SW corner of the S $\frac{1}{2}$ of the SE $\frac{1}{4}$ of the NE $\frac{1}{4}$, Section 15, Township 21 South, Range 1 East; thence run East along the South line of said $\frac{1}{4}$ - $\frac{1}{4}$ Section a distance of 367.42 feet; thence turn an angle of 88° 12' 47" to the left and run a distance of 338.73 feet; thence turn an angle of 90° 21' to the left and run a distance of 367.42 feet, more or less, to the West line of the S $\frac{1}{2}$ of said $\frac{1}{4}$ - $\frac{1}{4}$ Section; thence turn left and run South along the West line of the S $\frac{1}{2}$ of said $\frac{1}{4}$ - $\frac{1}{4}$ Section a distance of 338.73 feet, more or less, to the point of beginning.

Subject to easements, restrictions, and rights of way of record.

The above described property does not constitute any part of the homestead of GRANTOR or GRANTOR'S spouse.

All of the grantors and grantee Alvin Cohill are the only children and heirs at law of Ceal and Lorcenior Cohill, both of whom died intestate.

TO HAVE AND TO HOLD to the said GRANTEES for and during their joint lives and upon the death of either of them, then to the survivor of them in fee simple, and to the heirs and assigns of such survivor forever, together with every contingent remainder and right of reversion.

And GRANTOR does for GRANTOR and for GRANTOR'S heirs, executors, and

STATE OF ALABAMA

COUNTY OF Jefferson

I, the undersigned, a Notary Public in and for said County, in said State, hereby certify that William Cohill, 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, he executed the same voluntarily on the day the same bears date.

Given under my hand and official seal this 25th day of January, 2012.

Joanne M. Naggi
Notary Public 11.14.12

STATE OF ALABAMA

COUNTY OF Jefferson

I, the undersigned, a Notary Public in and for said County, in said State, hereby certify that Lorenza Cohill, 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, he executed the same voluntarily on the day the same bears date.

Given under my hand and official seal this 20th day of December, 2011.

My Commission Expires
September 22, 2015

Isaac Fernandez
Notary Public

STATE OF ALABAMA

COUNTY OF Jefferson

I, the undersigned, a Notary Public in and for said County, in said State, hereby certify that Donald Cohill, 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, he executed the same voluntarily on the day the same bears date.

Given under my hand and official seal this 25th day of January, 2012.

Joanne M. Naggi
Notary Public 1.14.12

STATE OF ALABAMA

COUNTY OF _____

I, the undersigned, a Notary Public in and for said County, in said State, hereby certify that Larry Cohill, 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, he executed the same voluntarily on the day the same bears date.

Given under my hand and official seal this _____ day of _____, 20____.



20120817000305510 2/6 \$79.00
Shelby Cnty Judge of Probate, AL
08/17/2012 01:11:18 PM FILED/CERT

Notary Public

administrators covenant with the said GRANTEES, their heirs and assigns, that GRANTOR is lawfully seized in fee simple of said premises; that they are free from all encumbrances unless otherwise noted above; that GRANTOR has a good right to sell and convey the same as aforesaid; that GRANTOR will and GRANTOR'S 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.

IN WITNESS WHEREOF, GRANTOR has hereunto set GRANTOR'S hand and seal, this _____ day of _____, 20____.

X AC
Edward Cohill

William Cohill
William Cohill

Lorenza Cohill
Lorenza Cohill

Donald Cohill
Donald Cohill

X AC
Larry Cohill
Marilyn Woods
Marilyn Woods

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STATE OF ALABAMA

COUNTY OF _____

I, the undersigned, a Notary Public in and for said County, in said State, hereby certify that Edward Cohill, 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, he executed the same voluntarily on the day the same bears date.

Given under my hand and official seal this _____ day of _____, 20____.

Notary Public

STATE OF ALABAMA

COUNTY OF Shelby

I, the undersigned, a Notary Public in and for said County, in said State, hereby certify that Marilyn Woods, 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, she executed the same voluntarily on the day the same bears date.

Given under my hand and official seal this 23rd day of December, 2011.

Casey Dooley
Notary Public
My Commission Expires On
May 9, 2012


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Marilyn Woods
525 Chapel LN
Wilsonville, AL 35186

William Cohill
P O Box 1
Wilsonville, AL 35186

Lorenza Cohill
525 Chapel LN
Wilsonville, AL 35186

Edward Cohill
P O Box 203
Wilsonville, AL 35186

Larry Cohill
41 Cove ROAD
Wilsonville, AL 35186



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Shelby Cnty Judge of Probate, AL
08/17/2012 01:11:18 PM 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 Donald Cohill
Mailing Address 290 Hobb Road
Wilsonville AL
35186

Grantee's Name Alvin & Alma Cohill
Mailing Address 242 Kate Farm Road
Wilsonville, AL 35186

Property Address 242 Kate Farm Road
Wilsonville, AL 35186

Date of Sale January 25, 2012
Total Purchase Price \$ _____

or
Actual Value \$

or
Assessor's Market Value \$ 47,743.00 (4/7)

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 Assessor

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 _____

Print Alvin Cohill

Unattested

(verified by)

Sign Alvin Cohill
(Grantor/Grantee/Owner/Agent) circle one