

**STATUTORY WARRANTY DEED**

This instrument was prepared by:  
B. Christopher Battles  
3150 Highway 52 West  
Pelham, AL 35124

Send tax notice to:  
Buck Creek Construction, Inc.  
PO Box 818  
Pelham, AL 35124

**STATE OF ALABAMA  
COUNTY OF SHELBY**

Know All Men by These Presents: That for and in consideration of **Thirty five thousand and no/100 (\$35,000.00)** to the undersigned grantor, in hand paid by the grantee herein, the receipt whereof is acknowledged, **Jeff Carroll and Cindy Carroll, husband and wife** (herein referred to as grantor, whether one or more), does hereby grant, bargain, sell and convey unto **Buck Creek Construction, Inc.** (herein referred to as grantee, whether one or more) the following described real estate, situated in **Shelby County, Alabama**, to-wit:

**Lot 1730, according to the Survey of Stoneykirk at Ballantrae, Phase V, as recorded in Map Book 38, Page 136, in the Probate Office of Shelby County, Alabama.**

Subject to mineral and mining rights if not owned by Grantor.

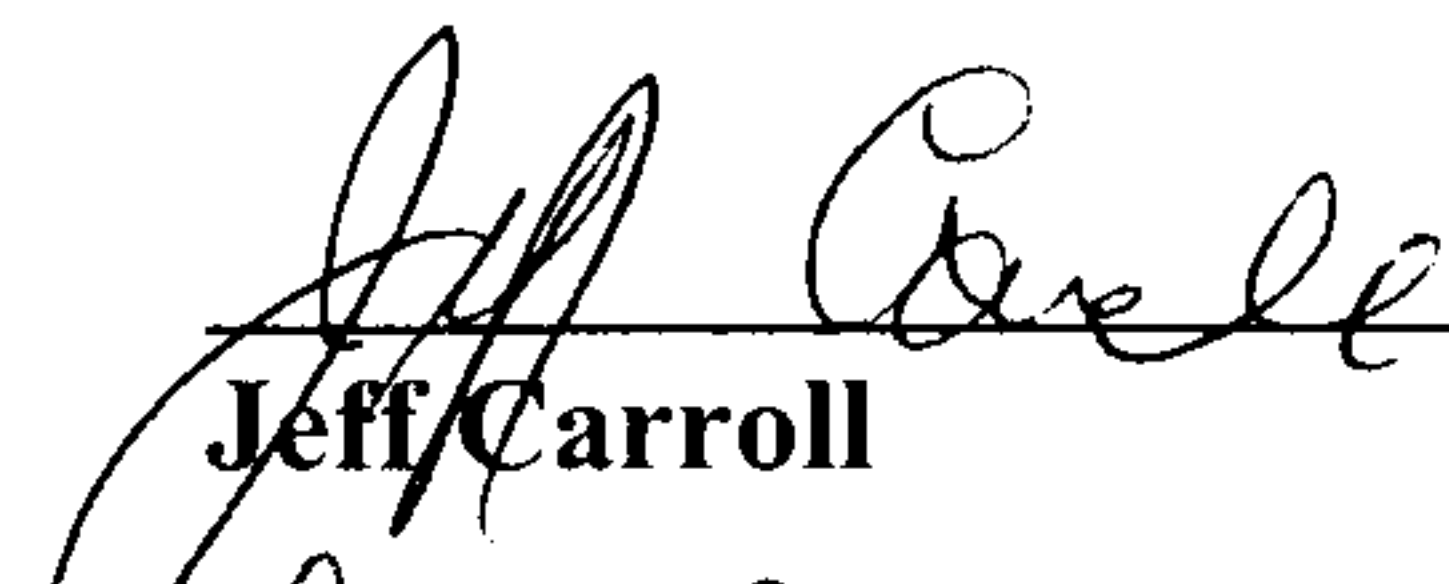

Subject to existing easements, restrictions, set back lines, rights of way, limitations, if any of record.

\$270,000.00 of the purchase price herein above has been paid by a purchase money mortgage loan closed simultaneously herewith.

To Have and to Hold to the said grantee, his, her or their heirs and assigns forever, together with every contingent remainder and right of reversion.

In Witness Whereof, I (we) have hereunto set my (our) hand(s) and seal(s) this 15<sup>th</sup> day of August, 2012.

\_\_\_\_\_  
\_\_\_\_\_

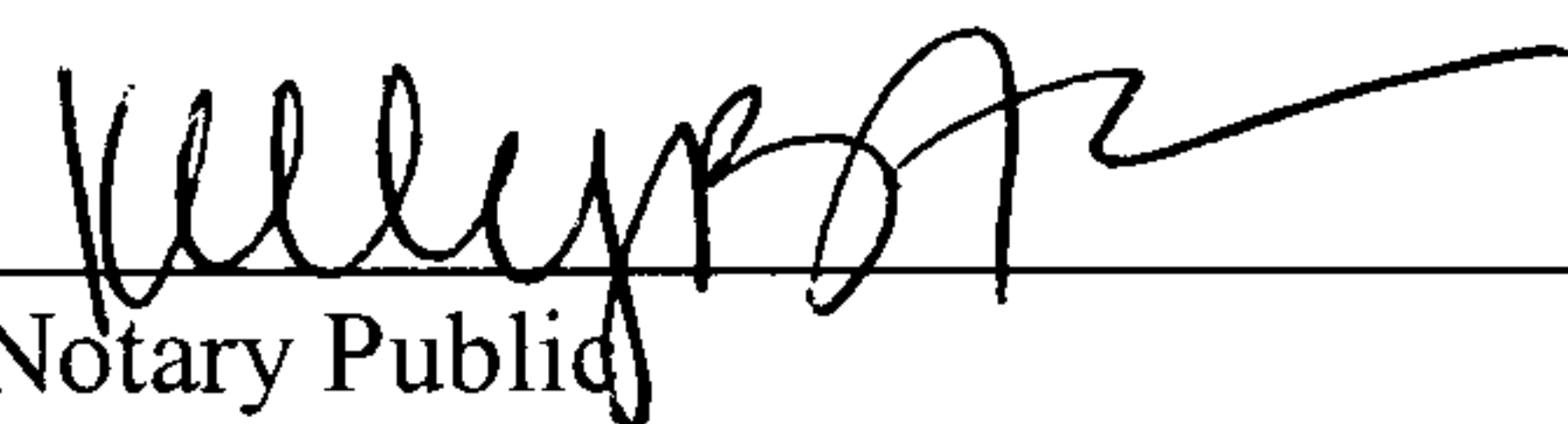
  
\_\_\_\_\_  
**Jeff Carroll**  
  
\_\_\_\_\_  
**Cindy Carroll**


**STATE OF ALABAMA  
COUNTY OF SHELBY**

I, Kelly B. Furgerson, a Notary Public in and for said County, in said State, hereby certify that **Jeff Carroll and Cindy Carroll, husband and wife** 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 this conveyance, they executed the same voluntarily on the day the same bears date.

Given under my hand and official seal, this 15<sup>th</sup> day of August, 2012.

KELLY B. FURGERSON  
Notary Public, State of Alabama  
Alabama State At Large  
My Commission Expires  
October 20, 2014

  
\_\_\_\_\_  
Notary Public  
My Commission Expires: 10-20-2014

  
20120821000310560 1/2 \$16.00  
Shelby Cnty Judge of Probate, AL  
08/21/2012 10:32:45 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  
Mailing Address

Jill Carroll  
Cindy Carroll  
840 Roundhill Rd.  
Pelham, AL 35124

Grantee's Name  
Mailing Address

Buck Creek Construction, Inc.  
PO Box 818  
Pelham, AL 35124

Property Address

201 Stonerick Way  
Pelham, AL 35124

Date of Sale AUG 15 2012

Total Purchase Price \$ 35,000.00

or

Actual Value

\$


or

Assessor's Market Value \$

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

  
20120821000310560 2/2 \$16.00  
Shelby Cnty Judge of Probate, AL  
08/21/2012 10:32:45 AM FILED/CERT

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 AUG 15 2012

Print

Kelly B. Ferguson

Sign

Kelly B. Ferguson

Unattested

(verified by)

(Grantor/Grantee/Owner/Agent) circle one

Form RT-1