

This instrument was prepared by:
Mike T. Atchison, Attorney
P.O. Box 822 Columbiana, Al. 35051

Send Tax Notice to:

Samuel H. White

205 White Road
Montevallo, AL 35115

WARRANTY DEED, JOINT TENANTS WITH RIGHT OF SURVIVORSHIP

STATE OF ALABAMA)
SHELBY COUNTY)

KNOW ALL MEN BY THESE PRESENTS, That in consideration of Fifty Thousand Eight Hundred and no/100 Dollars **(\$50,800.00)**, and any other good and valuable considerations to the undersigned grantor (whether one or more), in hand paid by grantee herein, the receipt whereof is acknowledged, I or we **Sammie Joe White** and wife, **Cheryl White** (herein referred to as grantor) grant, bargain, sell and convey unto **Samuel H. White and wife, Helen V. White** (herein referred to as grantees), the following described real estate, situated in Shelby County, Alabama, to-wit:

SEE ATTACHED EXHIBIT "A" FOR LEGAL DESCRIPTION.

Subject to taxes for 2012 and subsequent years, easements, restrictions, rights of way, and permits of record.

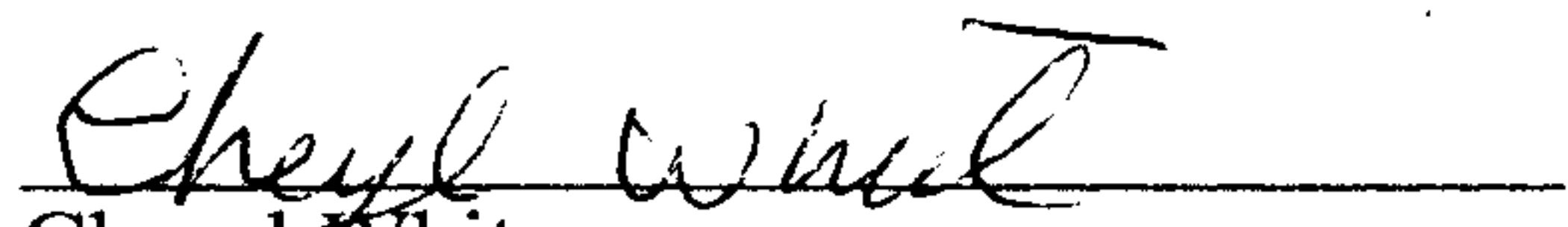
Shelby County, AL 09/06/2012
State of Alabama
Deed Tax: \$51.00

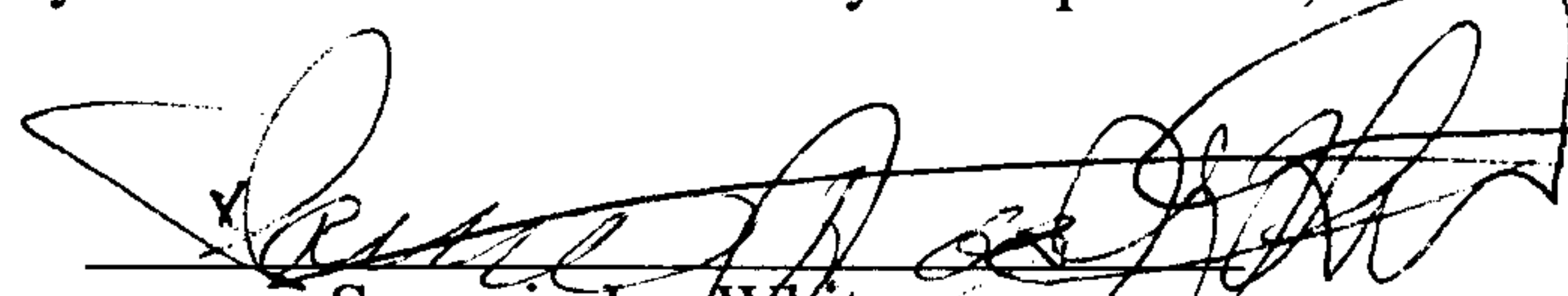
20120906000337090 1/3 \$69.00
Shelby Cnty Judge of Probate, AL
09/06/2012 01:28:05 PM FILED/CERT

TO HAVE AND TO HOLD Unto the said GRANTEES as joint tenants, with right of survivorship, their heirs and assigns, forever; it being the intention of the parties to this conveyance, that (unless the joint tenancy hereby created is severed or terminated during the joint lives of the grantees herein) in the event one grantee herein survives the other, the entire interest in fee simple shall pass to the surviving grantee, and if one does not survive the other, then the heirs and assigns of the grantees herein shall take as tenants in common.

And I (we) do for myself (ourselves) and for my (our) heirs, executors, and administrators covenant with the said Grantees, their heirs and assigns, and I am (we are) lawfully seized in fee simple of said premises, that they are free from all encumbrances unless otherwise noted above, that I (we) have a good right to sell and convey the same as aforesaid, that I (we) will, and my (our) heirs, executors and administrators shall, warrant and defend the same to the said Grantees, heirs, executors and assigns forever, against the lawful claims of all persons.

IN WITNESS WHEREOF, I have hereunto set my hand and seal this 6th day of September, 2012.

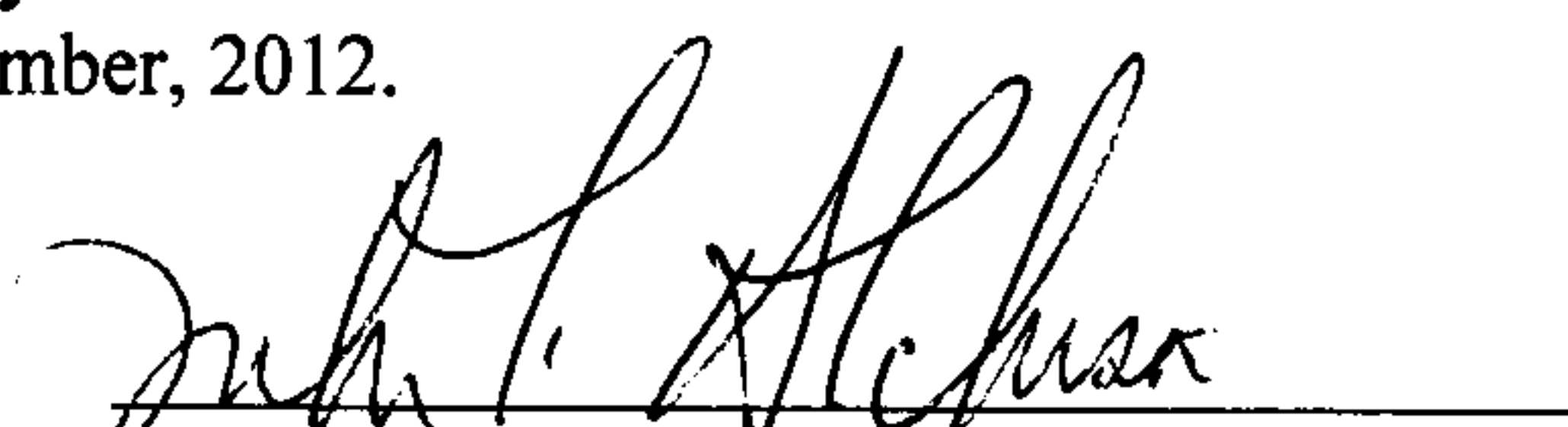

Cheryl White


Sammie Joe White

STATE OF ALABAMA
COUNTY OF SHELBY

I, the undersigned authority, a Notary Public in and for said County, in said State hereby certify Sammie Joe White and Cheryl White, whose name(s) are/are signed to the foregoing conveyance, and who are/are 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 the same bears date.

Given under my hand and official seal this 6th day of September, 2012.


Notary Public

My commission expires:

MICHAEL T. ATCHISON
NOTARY PUBLIC
ALABAMA STATE AT LARGE
MY COMMISSION EXPIRES 10/16/2012

Exhibit A
Legal Description

A part of the SW $\frac{1}{4}$ or SE $\frac{1}{4}$ of Section 35, Township 21, Range 3 West, described as follows: As a point of reference begin at the intersection of the South boundary of the Longview Road with the Easterly boundary of Alabama Highway 119; thence in a Southerly direction along the Easterly boundary of said Highway 2013 feet to a point; thence turn to the left and run Easterly parallel with the North boundary of said SW $\frac{1}{4}$ or SE $\frac{1}{4}$ a distance of 1320 feet more or less, to point of beginning, which is on the Eastern boundary of said $\frac{1}{4}$ $\frac{1}{4}$ Section; thence turn to the right and run Southerly along the East boundary of said $\frac{1}{4}$ $\frac{1}{4}$ Section a distance of 222 feet to a point; thence turn to the right and run Easterly parallel with the North boundary of said $\frac{1}{4}$ $\frac{1}{4}$ Section a distance of 300 feet to a point; thence turn to the right and run Northerly parallel with the Eastern boundary of said $\frac{1}{4}$ $\frac{1}{4}$ Section a distance of 222 feet to a point; thence turn to the right and run Easterly parallel with the Northern boundary of said $\frac{1}{4}$ $\frac{1}{4}$ Section a distance of 300 feet to point of beginning.



20120906000337090 2/3 \$69.00
Shelby Cnty Judge of Probate, AL
09/06/2012 01:28:05 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 Sammye J. White

Mailing Address 205 White Road
Montevallo AL 35115

Grantee's Name Sammye J. White

Mailing Address 205 White Road
Montevallo AL 35115

Property Address 205 White Road

Date of Sale _____

Total Purchase Price \$ _____

or

Actual Value \$ _____

Or

Assessors Market Value \$ 50,800.00

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

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 person 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, Section 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, Section 40-22-1(h).

Date _____

Print Sammye J. White

_____ Unattested _____
(verified by)

Sign Sammye J. White
(Grantor/Grantee/Owner/Agent) circle one



20120906000337090 3/3 \$69.00
Shelby Cnty Judge of Probate, AL
09/06/2012 01:28:05 PM FILED/CERT