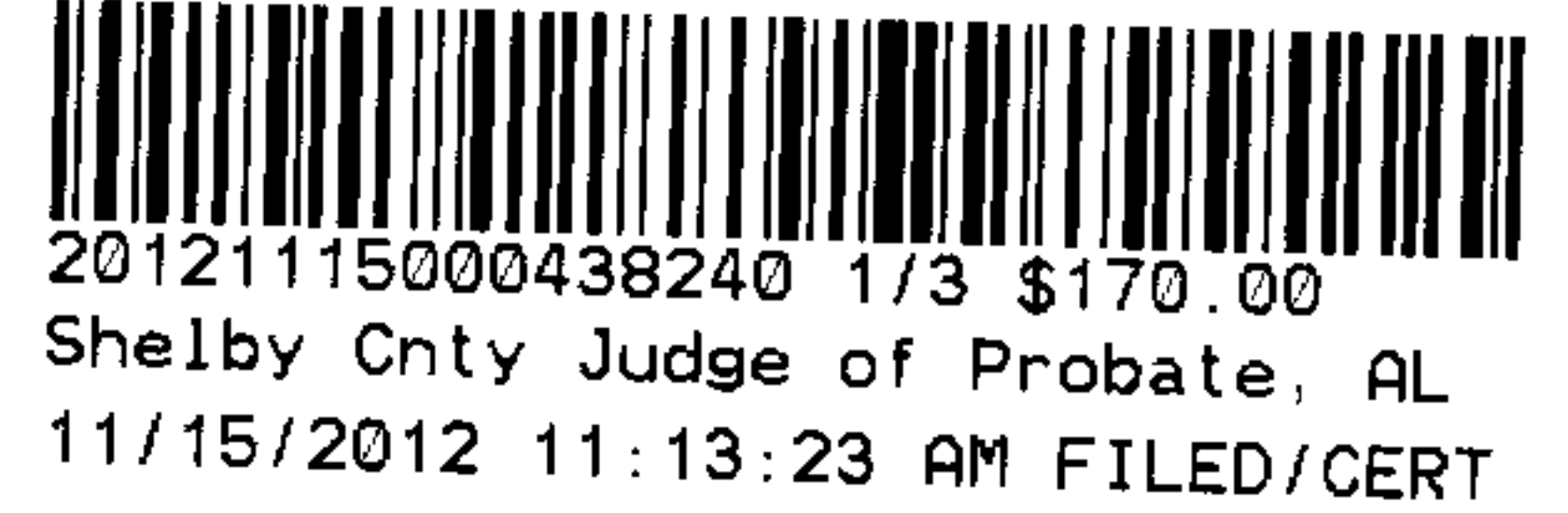


This instrument was prepared by:
Gilbert M. Sullivan, Jr.
GILBERT M. SULLIVAN, JR. PC
4505 Pine Tree Circle – Suite 201
Vestavia, Alabama 35243
(205) 977-9900

SEND TAX NOTICE TO:
Myron G. DeShazo, Jr.
Douglas Price DeShazo
Helen G. DeShazo
3039 Crossings Drive
Birmingham, AL 35242

WARRANTY DEED

(Joint Tenants with Rights of Survivorship)



STATE OF ALABAMA
SHELBY COUNTY

KNOW ALL MEN BY THESE PRESENTS:

That in consideration of **\$10.00 (Ten Dollars and no/100 dollars)** and other good and valuable consideration to the undersigned Grantor, in hand paid by the Grantees herein, the receipt whereof is acknowledged, I or we, **MYRON G. DESHAZO, JR., an unmarried man**, (herein referred to as "Grantor"), grant, bargain, sell and convey unto **MYRON G. DESHAZO, JR., DOUGLAS PRICE DESHAZO and HELEN REBECCA DESHAZO**, as joint tenants with rights of survivorship (herein referred to as "Grantees") all of his rights, title and interest to the other, the following described real estate, situated in SHELBY County, Alabama, to-wit:

Lot 63, according to the Survey of Caldwell Crossings, as recorded in Map Book 29, Page 9, in the Office of the Judge of Probate of Shelby County, Alabama.

Subject to:

1. Taxes for 2012 and subsequent years, not yet due and payable
2. Easements, covenants, agreements, restrictions and rights-of-way of record

Parcel ID No. 10 2 03 0 003 063.000

THE PREPARER OF THIS DOCUMENT HAS NOT EXAMINED TITLE TO THE PROPERTY DESCRIBED HEREIN AND MAKES NO CERTIFICATION AS TO TITLE.

TO HAVE AND TO HOLD to the said Grantee.

And I (we) do, for myself (ourselves) and for my (our) heirs, executors and administrators, covenant with said Grantee, their heirs and assigns, that I am (we are) lawfully seized in fee simple of said premises; that they are free from all encumbrances, unless otherwise stated 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 Grantee, his, her or their heirs and assigns forever, against the lawful claims of all persons.

IN WITNESS WHEREOF, I (we) have hereunto set my (our) hand(s) and seal(s) this 7th day of November, 2012.

(SEAL)

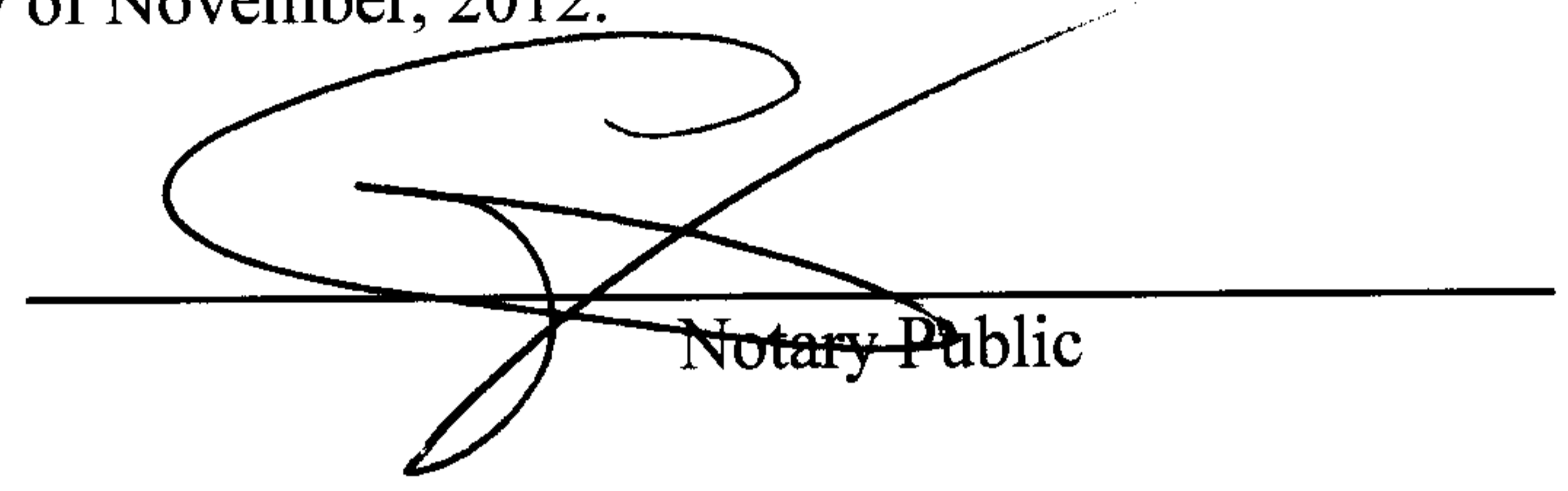
MYRON G. DESHAZO, JR.

STATE OF ALABAMA
SHELBY COUNTY

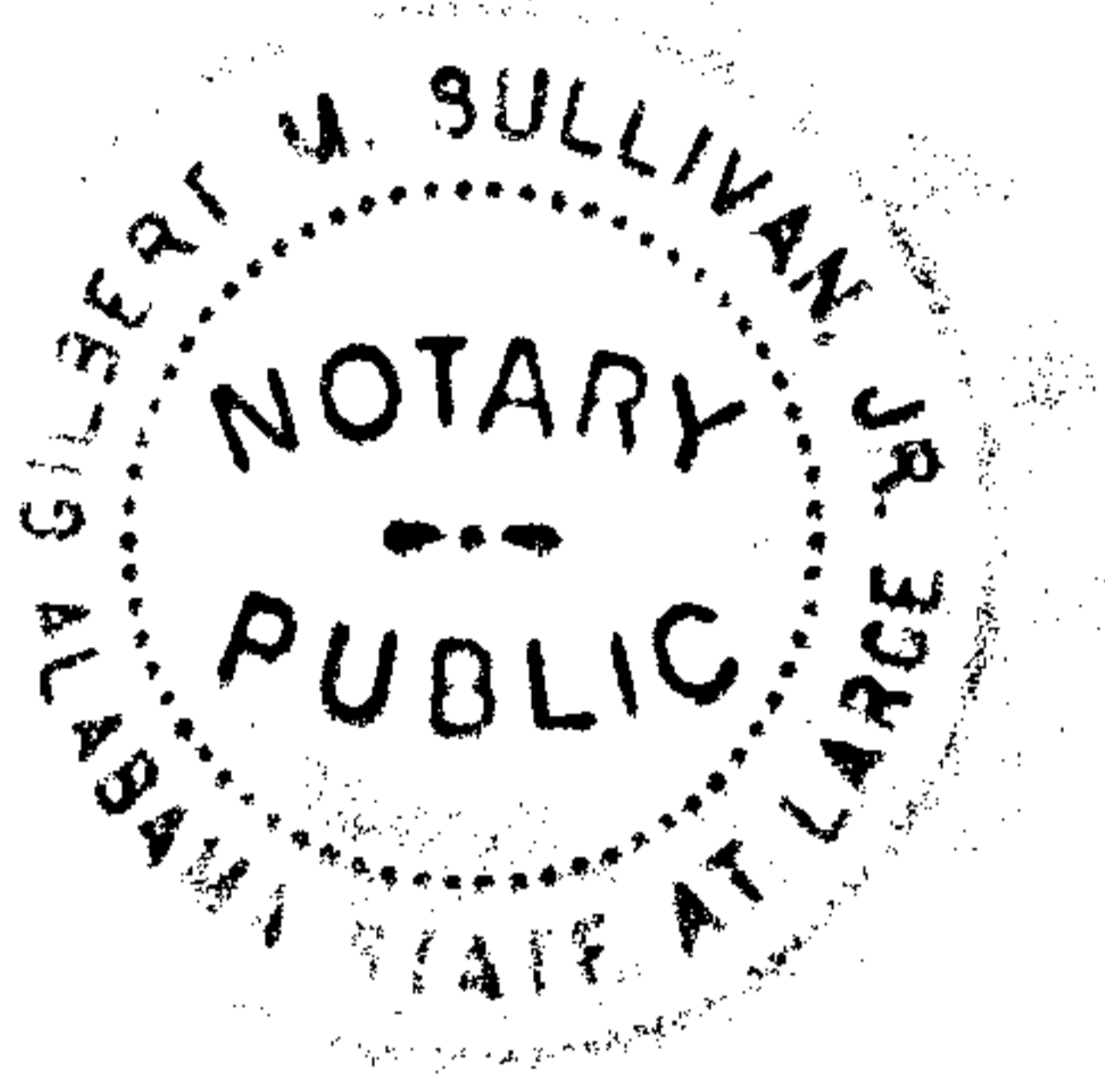
General Acknowledgment

I, the undersigned, a Notary Public in and for said County, in said State, hereby certify that **MYRON G. DESHAZO, JR., an unmarried man**, whose name is signed to the foregoing conveyance, and who is known to me, acknowledge 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 seals this 7th day of November, 2012.



Notary Public



NOTARY PUBLIC STATE OF ALABAMA AT LARGE
MY COMMISSION EXPIRES: Jan 31, 2013
BONDED THRU NOTARY PUBLIC UNDERWRITERS



20121115000438240 2/3 \$170.00
Shelby Cnty Judge of Probate, AL
11/15/2012 11:13:23 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 MYLON G. DESHAZO, JR.
Mailing Address 3039 CROSSINGS DR, BIRMINGHAM, AL 35242

Grantee's Name MYLON G. DESHAZO, JR.
Mailing Address DOUGLAS PRICE DESHAZO HELEN G. DESHAZO 3039 CROSSING DR, BIRMINGHAM, AL 35242

Property Address (SAME AS ABOVE)

Date of Sale 11/7/12
Total Purchase Price \$
or
Actual Value \$
or
Assessor's Market Value \$ 228,000

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 EXCEPTION APPLIES § 40-22-1(b)(2)
EXEMPTED FOR NOMINAL CONSIDERATION TO PERFECT TITLE

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 av

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 11/7/12

Print MYLON G. DESHAZO, JR.

Unattested (verified by)

Sign (Grantor/Grantee/Owner/Agent) Circle one

