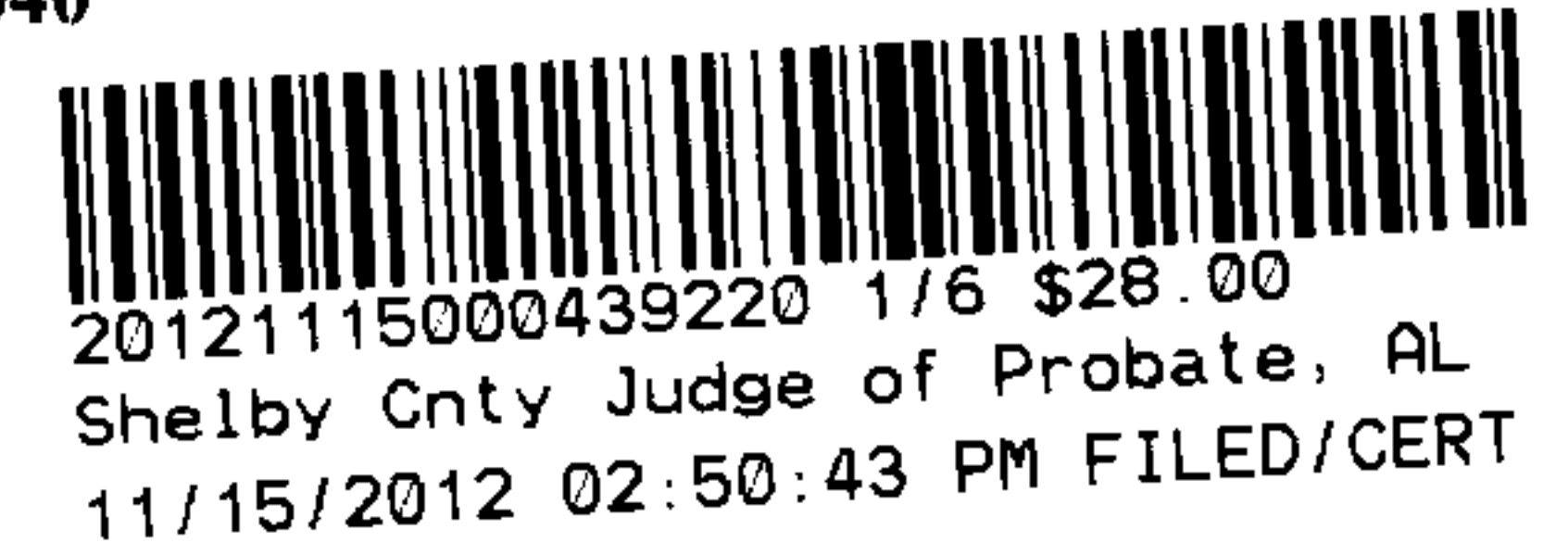


This Instrument was prepared by: Ulyesa Blackmon
Blackmon & Blackmon, L.L.C.
616 Gadsden Highway Suite C
Birmingham, AL 35235

Please Send Tax Notice To:
Lewis and Sara Hill
137 Addison Drive
Calera, AL 35040



WARRANTY DEED, JOINTLY FOR LIFE WITH REMAINDER TO SURVIVOR

**STATE OF ALABAMA
SHELBY COUNTY**

KNOW ALL MEN BY THESE PRESENTS: That in consideration of One Hundred Sixty Four Thousand and 00/100 Dollars (\$164,000) and other good and valuable consideration and subject to the provision set out below to the undersigned grantor/s, Frankie Harris a married woman, Maggie Woods a single woman, Heather Blackmon, a married woman and William Woods a married man, in hand paid by the grantees herein, the receipt whereof is acknowledged, I/we Frankie Harris a married woman, Maggie Woods a single woman, Heather Blackmon, a married woman and William Woods a married man, herein referred to as grantor/s do hereby grant, bargain, sell and convey unto Lewis Henry Hill, III and Sara Ashley Hill (a married couple) (herein referred to as grantees) as joint tenants, with right of survivorship.

The following described real estate, situated in Jefferson County, Alabama, to-wit:

(Legal)

Lot 198, according to the Survey of Final Plat Camden Cove West, Sector 1, as recorded in Map Book 33, Page 143, in the Probate Office of Shelby County, Alabama.

This is not the homestead of the grantors nor any of their spouses.

\$167,346.00 of the purchase price is being paid by a mortgage being filed simultaneously herewith.

Subject to: (1) taxes for the year of 2012 and subsequent years (2) Subject to existing easements, restrictions, reservations, rights-of-way, limitations, covenants, set-back lines, and conditions of record and limitation, if any of record.

TO HAVE AND TO HOLD, unto the said GRANTEES as joint tenants, with the right of survivorship, their heirs and assigns forever: it being the intention if 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 if fee simple shall pass to the surviving grantee, and, if one does not survive the other then their heirs and assigns of the grantees herein shall take as tenants in common.

And said grantor (s) I /we do, for myself (ourselves) and for my (our) heirs, executors and administrators, covenant with said GRANTEES, his, her or 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 good right to sell and convey the same as aforesaid; that I (we) will, and my (our) heirs, executors and administrators, successors and assigns 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 the said grantor(s) who is/are authorized to execute this conveyance, have hereunto set my/our hand(s) and seal this 22nd day of August 2012.

Frankie Harris Seal
Frankie Harris

_____ Seal

_____ Seal

_____ Seal

General Acknowledgment

STATE OF Tennessee

Davidson COUNTY

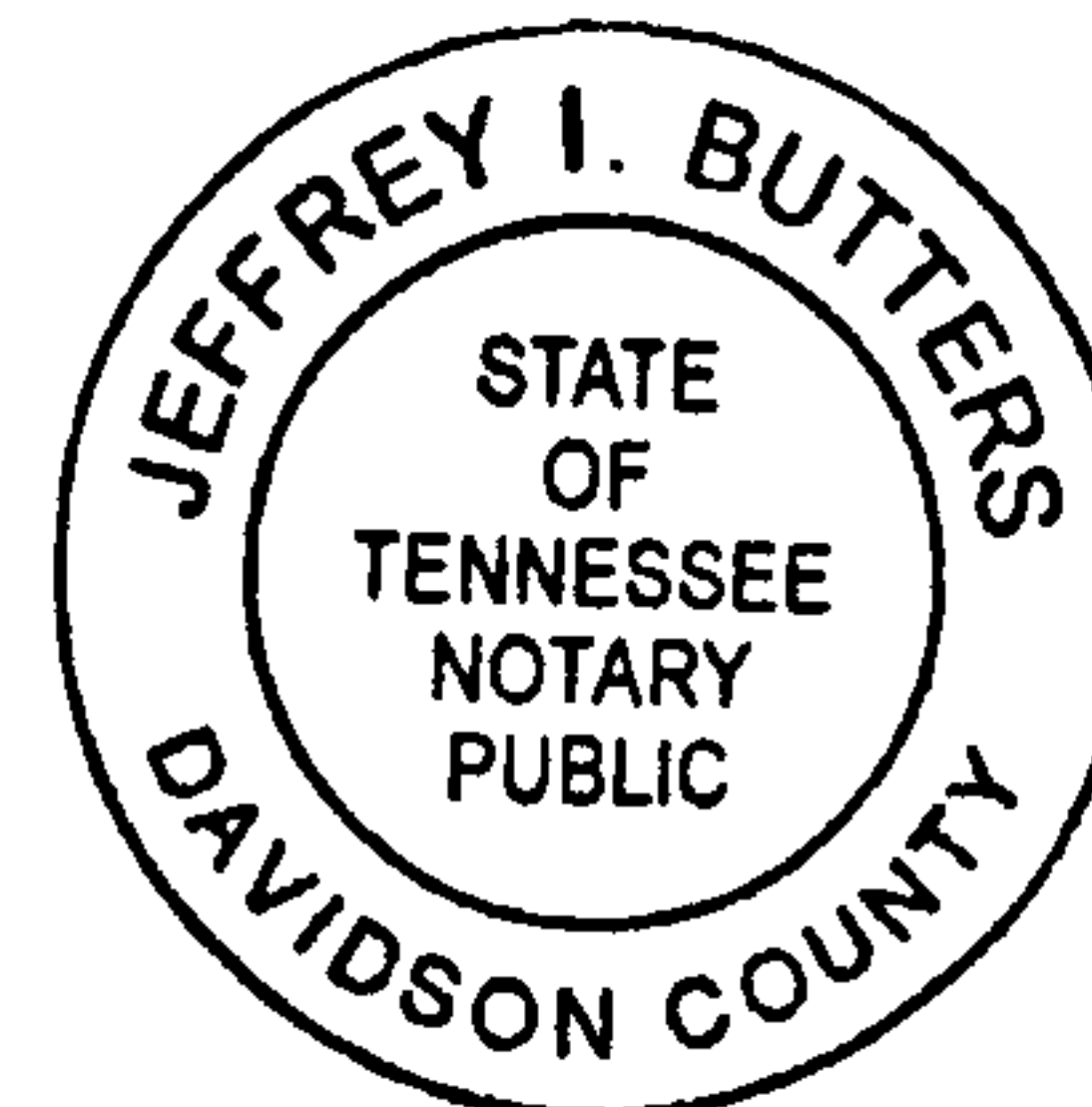
I the undersigned, a Notary Public in and for said County, in said State, hereby certify that Frankie Harris whose name/s is/are signed to the foregoing conveyance, and who is/are known to me acknowledged before me on this day, being informed of the contents of the conveyance he/she/they executed the same voluntarily on the day the same bears date.

Given under my hand and official seal this 22 day of August 2012.

Jeffrey I. Butters
Notary Public

My Commission Expires: 3/8/16

20121115000439220 2/6 \$28.00
Shelby Cnty Judge of Probate, AL
11/15/2012 02:50:43 PM FILED/CERT



My Commission Expires March 8, 2016

Initials _____

IN WITNESS WHEREOF, I/we the said grantor(s) who is/are authorized to execute this conveyance, have hereunto set my/our hand(s) and seal this 22 day of 08 2012.

Maggie Woods Seal
Maggie Woods

_____ Seal

_____ Seal

_____ Seal

General Acknowledgment

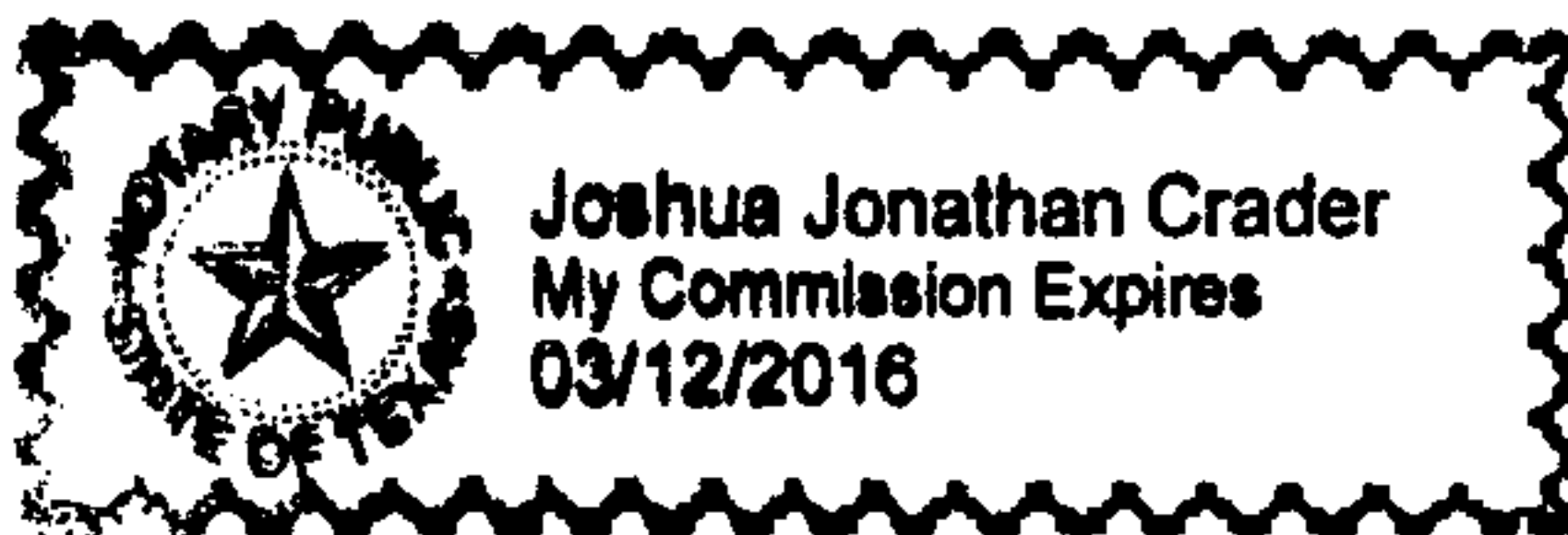
STATE OF Texas
Fort Bend COUNTY


I the undersigned, a Notary Public in and for said County, in said State, hereby certify that Maggie Woods whose name/s is/are signed to the foregoing conveyance, and who is/are known to me acknowledged before me on this day, being informed of the contents of the conveyance he/she/they executed the same voluntarily on the day the same bears date.

Given under my hand and official seal this 22 day of August 2012.

[Signature]
Notary Public

My Commission Expires: 03-12-16




20121115000439220 3/6 \$28.00
Shelby Cnty Judge of Probate, AL
11/15/2012 02:50:43 PM FILED/CERT

IN WITNESS WHEREOF, I/we the said grantor(s) who is/are authorized to execute this conveyance, have hereunto set my/our hand(s) and seal this 24th day of October 2012.

William Woods Seal
William Woods

____ Seal

____ Seal

____ Seal

General Acknowledgment

STATE OF Mississippi
Rankin COUNTY

I the undersigned, a Notary Public in and for said County, in said State, hereby certify that William Woods whose name/s is/are signed to the foregoing conveyance, and who is/are known to me acknowledged before me on this day, being informed of the contents of the conveyance he/she/they executed the same voluntarily on the day the same bears date.

Given under my hand and official seal this 24 day of October 2012.

Tamara Winice My Commission Expires: Aug. 19 2016
Notary Public



20121115000439220 4/6 \$28.00
Shelby Cnty Judge of Probate, AL
11/15/2012 02:50:43 PM FILED/CERT

IN WITNESS WHEREOF, I/we the said grantor(s) who is/are authorized to execute this conveyance, have hereunto set my/our hand(s) and seal this 22nd day of August 2012.

Heather Blackmon Seal
Heather Blackmon

_____ Seal

_____ Seal

_____ Seal

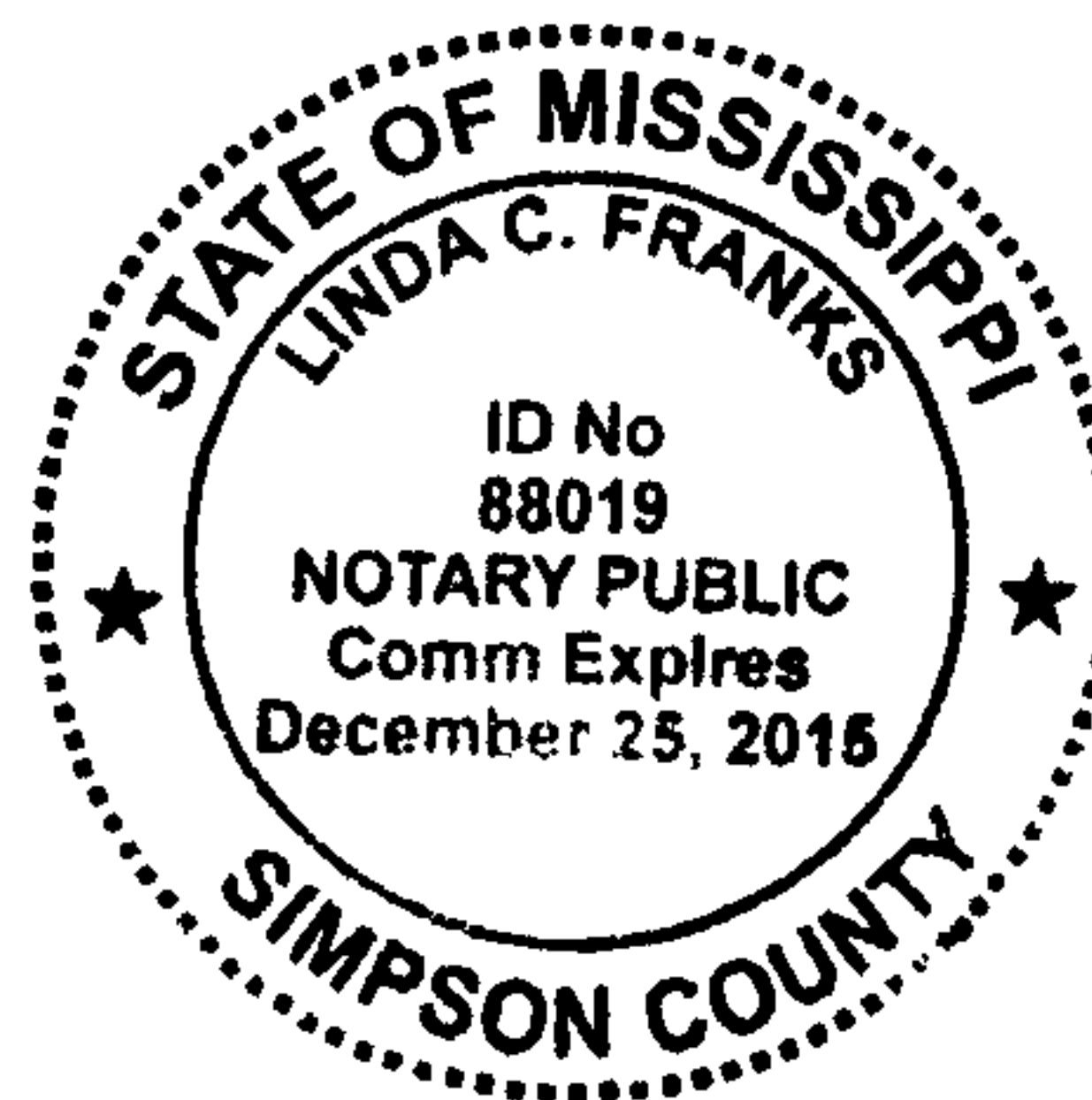
General Acknowledgment

STATE OF MS
Simpson COUNTY

I the undersigned, a Notary Public in and for said County, in said State, hereby certify that Heather Blackmon whose name/s is/are signed to the foregoing conveyance, and who is/are known to me acknowledged before me on this day, being informed of the contents of the conveyance he/she/they executed the same voluntarily on the day the same bears date.

Given under my hand and official seal this 22nd day of August 2012.

Linda C Franks My Commission Expires: 12/25/15
Notary Public



20121115000439220 5/6 \$28.00
Shelby Cnty Judge of Probate, AL
11/15/2012 02:50:43 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 Frankie Harris, Heather Blackmon
Mailing Address Maggie Woods, William Woods
405 Truman Road
Franklin TN 37064

Grantee's Name Lewis & Sara Hill
Mailing Address 137 Addison Drive
Calera, AL 35040

Property Address 137 Addison Drive
Calera AL 35040

Date of Sale August 22, 2012
Total Purchase Price \$ \$ 164,000
or
Actual Value \$ _____
or
Assessor's Market Value \$ 183,300.00

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 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 8/22/12

Print Blackmon & Blackmon

☐ Unattested

Sign [Signature]

(verified by)

(Grantor/Grantee/Owner/Agent) circle one

Form RT-1