

This instrument was prepared by:  
Michael T. Atchison, Attorney at Law, Inc.  
101 West College  
Columbiana, AL 35051

Send Tax Notice To: Wendell Farley  
157 Hunter Hills Dr  
Chelsee, Ala. 35043

WARRANTY DEED

STATE OF ALABAMA

} KNOW ALL MEN BY THESE PRESENTS:

SHELBY COUNTY

That in consideration of Twelve Thousand Five Hundred dollars and Zero cents (\$12,500.00) to the undersigned grantor (whether one or more), in hand paid by the grantee herein, the receipt whereof is acknowledged, I or we, Brandon E. Jones and wife, Jennifer P. Jones (as to an undivided 1/2 interest) and Brian E. Jones and wife, Laura H. Jones (as to an undivided 1/2 interest) (herein referred to as grantor, whether one or more), grant, bargain, sell and convey unto Wendell Farley (herein referred to as grantee, whether one or more), the following described real estate, situated in Shelby County, Alabama, to-wit:

SEE EXHIBIT A ATTACHED HERETO AND MADE A PART HEREOF.

Subject to taxes for 2013 and subsequent years, easements, restrictions, rights of way, and permits of record.

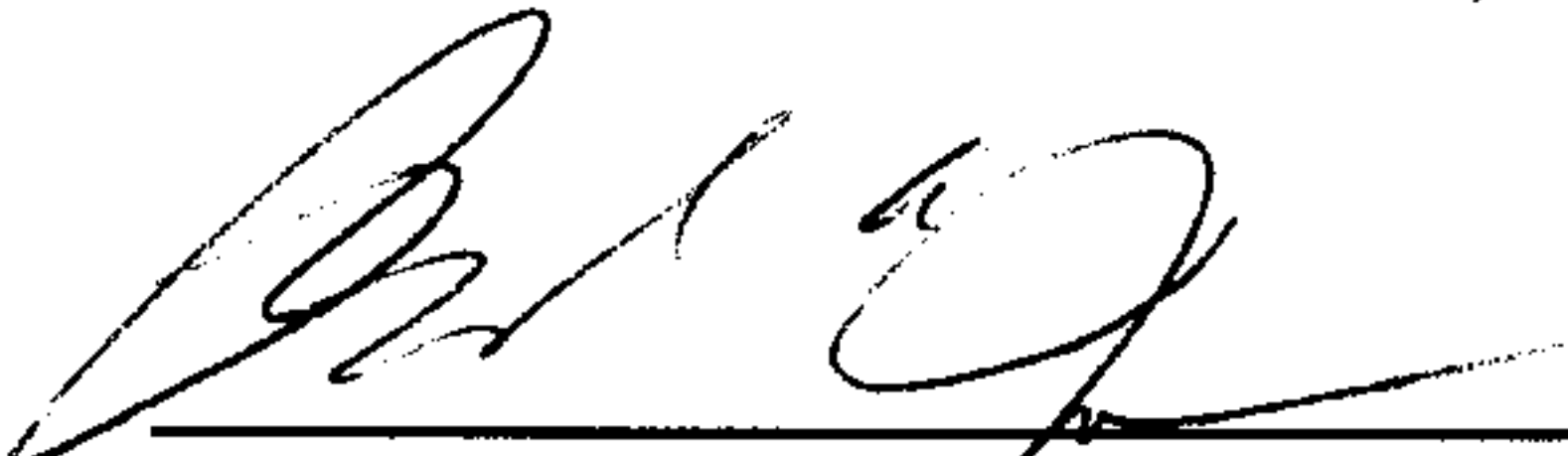
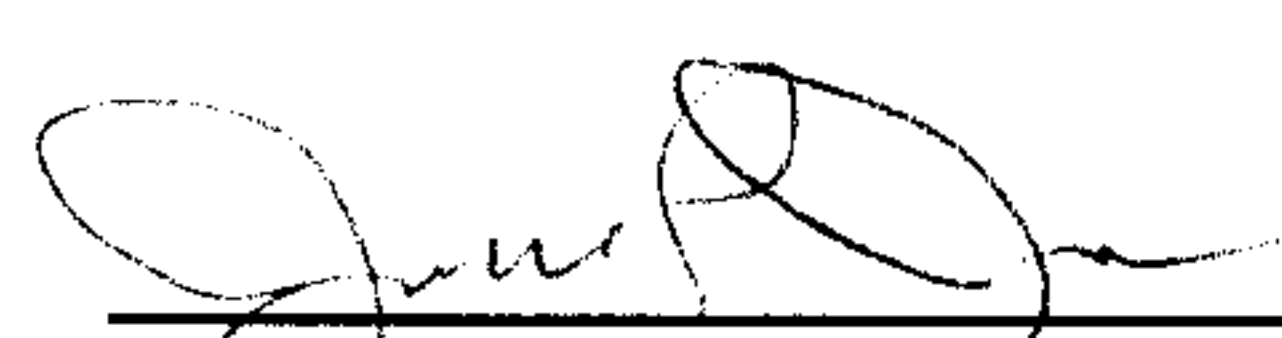


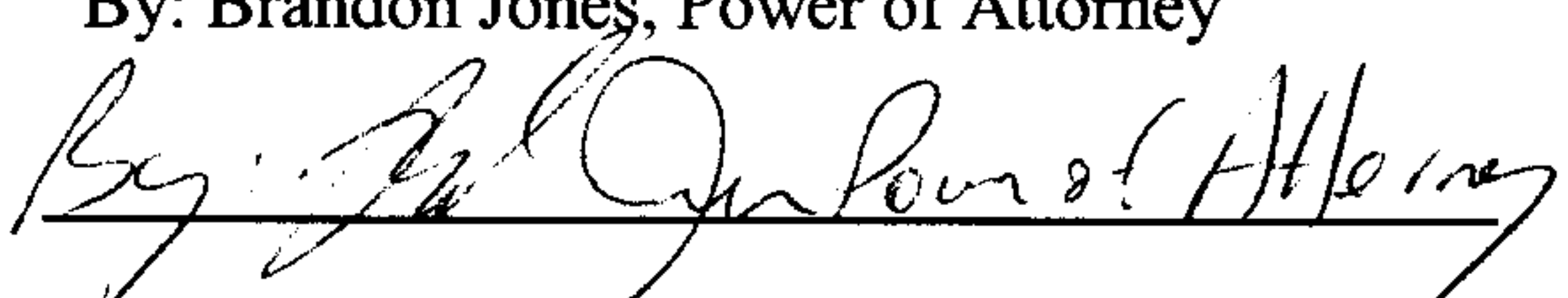
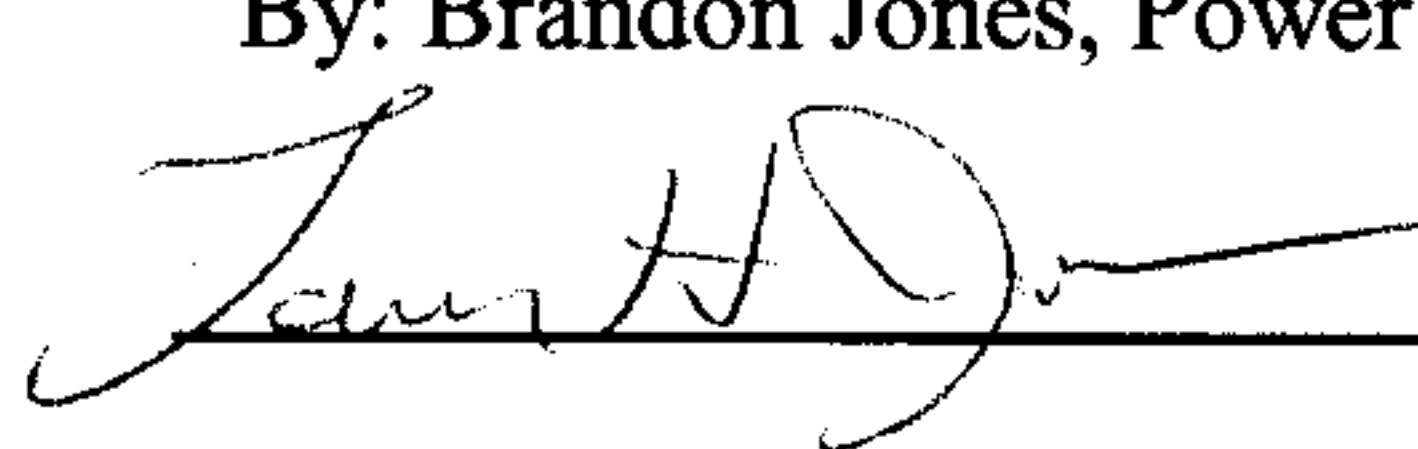
\$0.00 of the above recited consideration was paid from a mortgage recorded simultaneously herewith.

THIS PROPERTY CONSTITUTES NO PART OF THE HOMESTEAD OF THE GRANTOR(S), OR OF HIS/HER/THEIR RESPECTIVE SPOUSES.

TO HAVE AND HOLD to the said grantee, his, her or their heirs and assigns forever.

And I (we) do for myself (ourselves) and for my (our) heirs, executors, and administrators covenant with the said GRANTEES, 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 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, their heirs and assigns forever, against the lawful claims of all person.

IN WITNESS WHEREOF, we have hereunto set our hand(s) and seal(s), this 11<sup>th</sup> day of December, 2012.

|   |  |
|---|--|
| <br>_____<br>Brandon E. Jones (SEAL)  | <br>_____<br>Jennifer P. Jones (SEAL)<br>By: Brandon Jones, Power of Attorney |
| <br>_____<br>Brian E. Jones (SEAL)<br>By: Brandon Jones, Power of Attorney | <br>_____<br>Laura H. Jones (SEAL)<br>By: Brandon Jones, Power of Attorney    |
| <br>_____<br>By: Brandon Jones Power of Attorney (SEAL)                    | <br>_____<br>By: Brandon Jones Power of Attorney (SEAL)                        |

STATE OF ALABAMA

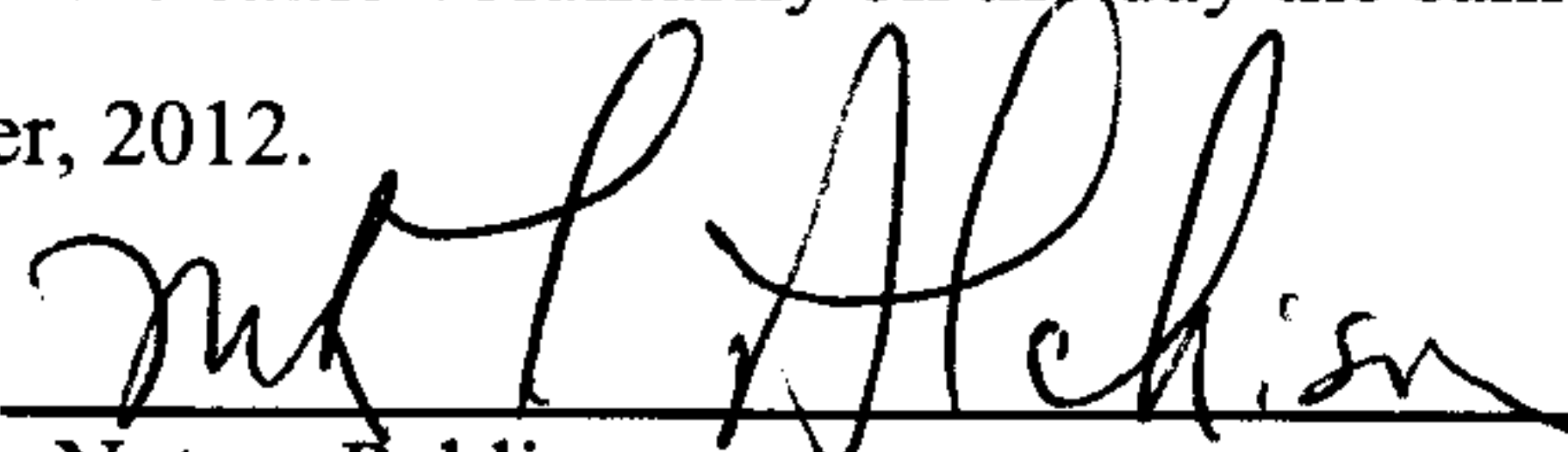
} General Acknowledgment


COUNTY SHELBY

I, the undersigned, a Notary Public in and for the said County, in said State, hereby certify that Brandon E. Jones and wife, Jennifer P. Jones, by Brandon Jones, As Power of Attorney and Brian E. Jones and wife, Laura H. Jones, by Brandon Jones, As Power of Attorney 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 the conveyance they executed the same voluntarily on the day the same bears date.

Given under my hand and official seal this 11<sup>th</sup> day of December, 2012.

My Commission Expires: 10-4-16

  
\_\_\_\_\_  
Notary Public

  
20121217000481550 1/3 \$30.50  
Shelby Cnty Judge of Probate, AL  
12/17/2012 02:44:47 PM FILED/CERT

Shelby County, AL 12/17/2012  
State of Alabama  
Deed Tax: \$12.50



## EXHIBIT A

A parcel of land situated in the Northeast quarter of the Northeast Quarter of Section 8, Township 18 South, Range 2 East and being more particularly described as follows;

Commence at the Northwest corner of the Northeast quarter of the Northeast Quarter of Section 8, Township 18 South, Range 2 East and run along the West line of said quarter South 00 degrees 01 minute 44 seconds West 205.00 feet to the point of beginning; thence run South 27 degrees 23 minutes 20 seconds East 114.31 feet; thence run South 33 degrees 22 minutes 14 seconds East 277.25 feet; thence run South 07 degrees 09 minutes 56 seconds East 566.13 feet; thence run South 00 degrees 13 minutes 07 seconds East 194.77 feet to the South line of said quarter; thence run along said South line South 89 degrees 54 minutes 31 seconds West 277.00 feet to the Southwest corner of said quarter; thence run along the West line of said quarter North 00 degrees 01 minute 44 seconds East 1089.96 feet to the point of beginning. Situated in Shelby County, Alabama.

According to the survey of Charles R. Hatcher LS No. 26958, dated June 16, 2012.



20121217000481550 2/3 \$30.50  
Shelby Cnty Judge of Probate, AL  
12/17/2012 02:44:47 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 Brandon E. Jones Grantee's Name Wendell Farley  
Mailing Address 129 Wilshire Dr Mailing Address 157 Hunter Hills Dr  
Franklin Tenn Chelsea, Ala 35043  
37064  
Property Address 500 Havm Hill Date of Sale 12-11-12  
Sperryville, Ala 35147 Total Purchase Price \$ 12500  
Or  
Actual Value \$ \_\_\_\_\_  
Or  
Assessors 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 ☐ Appraisal  
☒ Sales Contract ☐ Other  
☐ Closing Statement

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 recording.

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 evidence 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 estimated 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 12-11-12

☐ Unattested  
(verified by)

Print Wendell Farley  
Sign Wendell B. Farley  
(Grantor/Grantee/Owner/Agent) circle one

