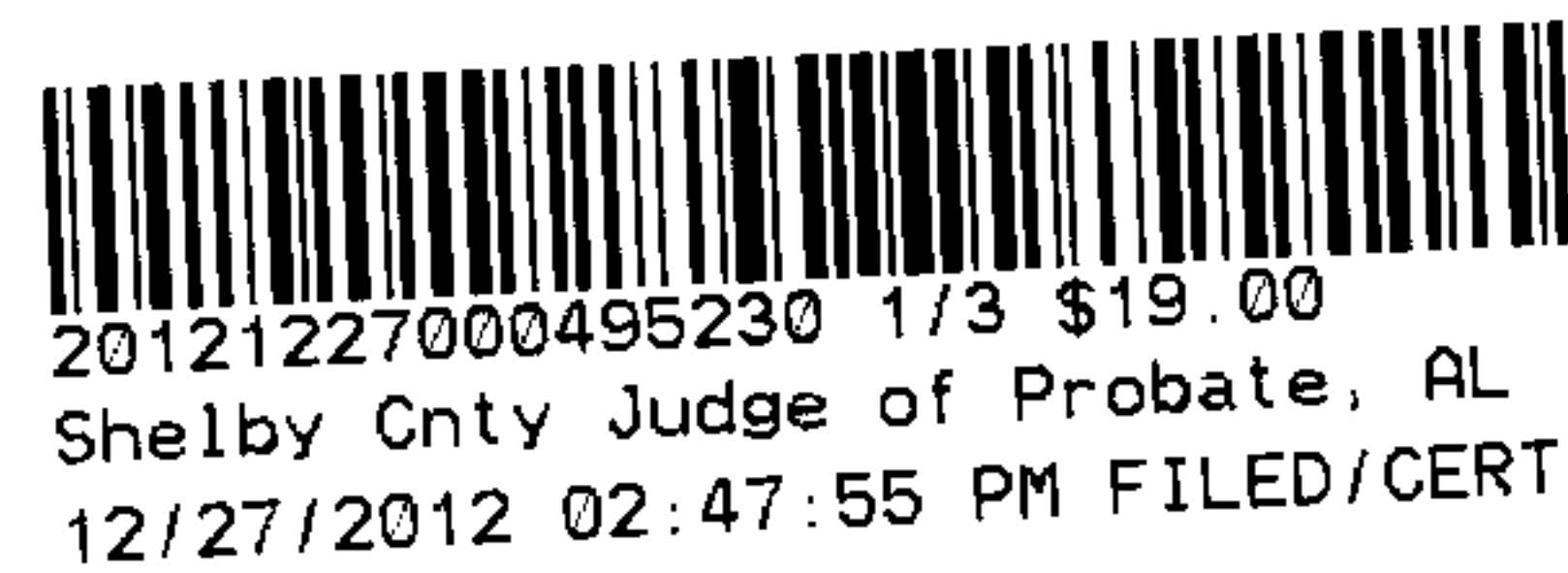


Send tax notice to:
James E. Nichols
Jessica F. Nichols
504 Laurel Woods Trail
Helena, AL 35080
NTC1200253

This instrument prepared by:
Stewart & Associates, P.C.
3595 Grandview Pkwy, #645
Birmingham, Alabama 35243

State of Alabama
County of Shelby



WARRANTY DEED

KNOW ALL MEN BY THESE PRESENTS:

That in consideration of One Hundred Twenty Five Thousand and 00/100 Dollars (\$125,000.00) in hand paid to the undersigned **Kelly Marcum, a married woman, and James Marcum, her husband by and through his attorney-in-fact, Dan Marcum and Dan Marcum, a married man**, (hereinafter referred to as "Grantors"), by **James E. Nichols and Jessica F. Nichols** (hereinafter referred to as "Grantees"), the receipt and sufficiency of which are hereby acknowledged, Grantors do, by these presents, grant, bargain, sell, and convey unto Grantees, as joint tenants with right of survivorship, the following described real estate situated in Shelby County, Alabama, to-wit:

Lot 71, according to the Survey of Laurel Woods, Phase II, as recorded in Map Book 17, Page 17, in the Probate Office of Shelby County, Alabama.

SUBJECT TO:

ADVALOREM TAXES DUE OCTOBER 01, 2013 AND THEREAFTER.
BUILDING AND SETBACK LINES, RESTRICTIONS, COVENANTS AND CONDITIONS OF RECORD.

The above referenced property is not the homestead of Dan Marcum or his spouse.

\$128,000.00 OF THE CONSIDERATION WAS PAID FROM THE PROCEEDS OF A MORTGAGE LOAN.

TO HAVE AND TO HOLD to Grantees, as joint tenants, with right of survivorship, their heirs, executors, administrators and assigns forever.

The Grantors do for themselves, their heirs and assigns, covenant with Grantees, their heirs, executors, administrators and assigns, that they are lawfully seized in fee simple of said premises; that it is free from all encumbrances except as noted above; that they have a good right to sell and convey the same as aforesaid; and that they will, and their heirs, executors, administrators shall warrant and defend the same to the said Grantees, their heirs and assigns forever, against the lawful claims of all persons.

IN WITNESS WHEREOF, Grantors Kelly Marcum, James Marcum, by and through his attorney-in-fact, Dan Marcum and Dan Marcum have hereunto set their signatures and seals on November 30, 2012.



20121227000495230 2/3 \$19.00
Shelby Cnty Judge of Probate, AL
12/27/2012 02:47:55 PM FILED/CERT

Kelly Marcum
Kelly Marcum

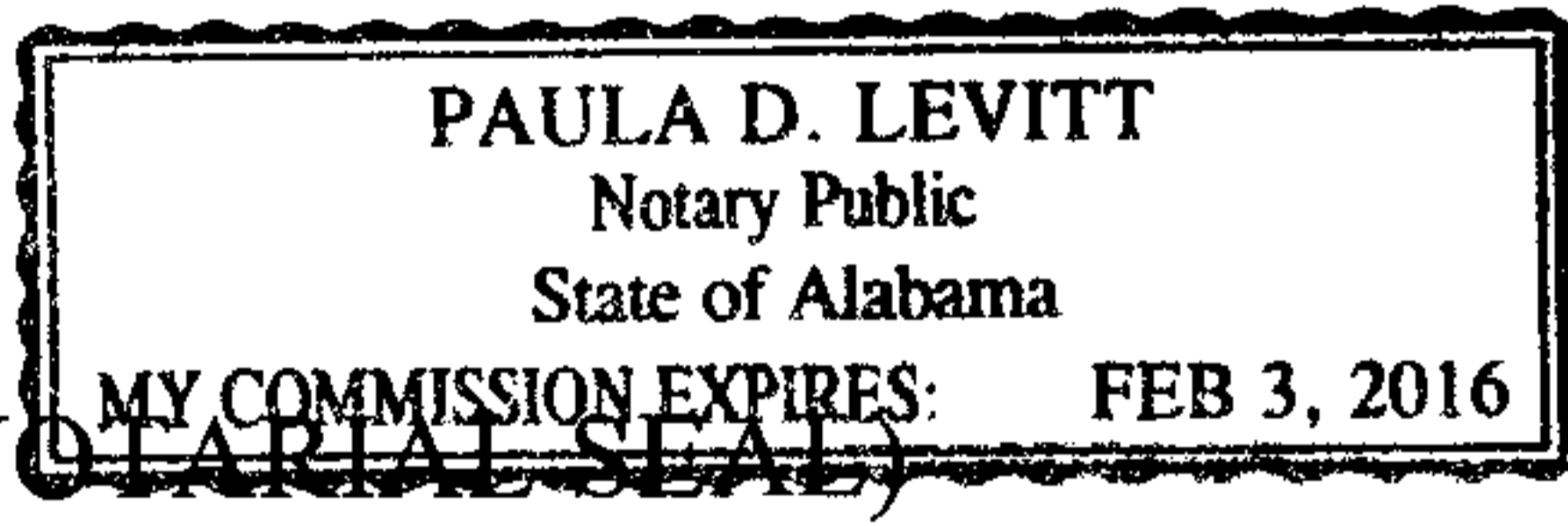
Dan Marcum
Dan Marcum

James Marcum by and through his
James Marcum, by and through attorney-in-fact, Dan
his attorney-in-fact, Dan
Marcum

STATE OF ALABAMA
COUNTY OF JEFFERSON

I, the undersigned, a Notary Public in and for said County, in said State, hereby certify that Kelly Marcum, a married woman and Dan Marcum, a married man, whose names are signed to the foregoing instrument, and who are known to me, acknowledged before me on this day, that, being informed of the contents of the said instrument, they executed the same voluntarily on the day the same bears date.

Given under my hand and official seal this the 30th day of November, 2012



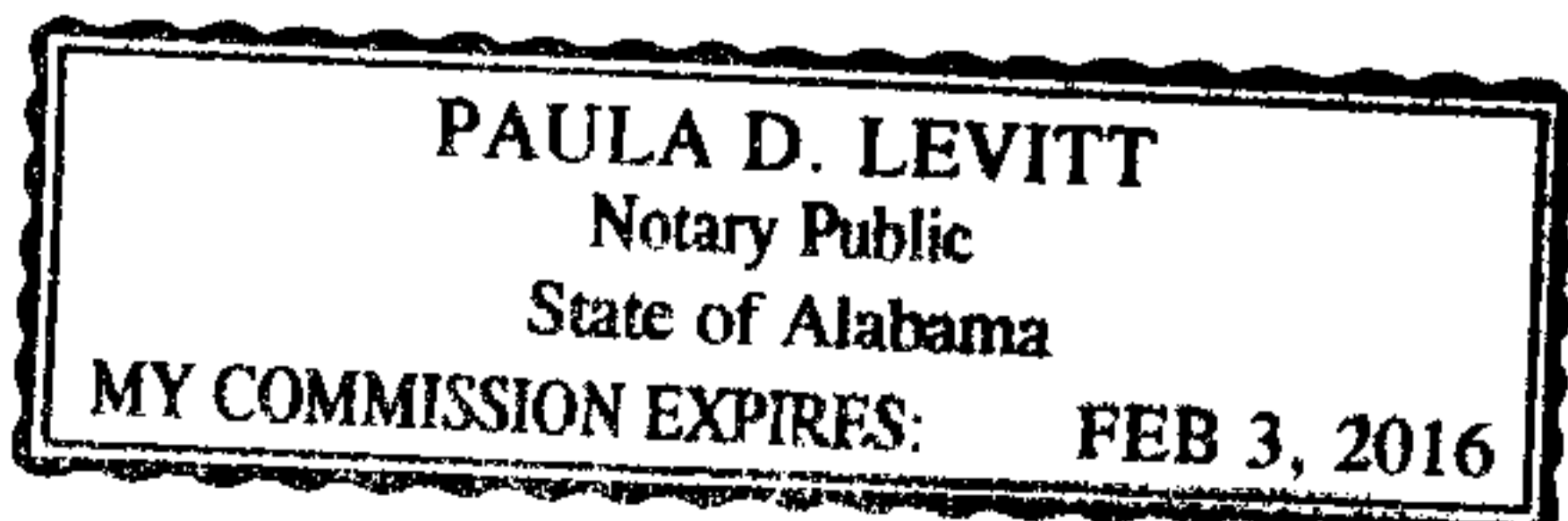
Paula D Levitt
Notary Public
Print Name: Paula D Levitt
Commission Expires: 2-3-10

STATE OF ALABAMA
COUNTY OF JEFFERSON

I, the undersigned, a Notary Public in and for said County, in said State, hereby certify that Dan Marcum, a married man, whose name as Attorney in fact for James Marcum, is signed to the foregoing instrument, and who is known to me, acknowledged before me on this day, that, being informed of the contents of the said instrument, he executed the same voluntarily, and in his capacity as Attorney in fact for James Marcum on the day the same bears date.

Given under my hand and official seal this the 29th day of November, 2012

[NOTARY SEAL]



Paula D Levitt
Notary Public
Print Name: Paula D Levitt
Commission Expires: 2-3-10



20121227000495230 3/3 \$19.00
Shelby Cnty Judge of Probate, AL
12/27/2012 02:47:55 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 Kelly Marcum Grantee's Name James E. Nichols
Mailing Address 400 Flavia Circle Mailing Address _____
Troy AL 36081

Property Address 504 Laurel Woods Trail Date of Sale 12-30-12
Helena AL 35080 Total Purchase Price \$ 125000
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 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 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 12-18-12

Print JENNIFER BANIK

Unattested _____

Sign _____

(verified by)

(Grantor/Grantee/Owner/Agent) circle one