

Reli Settlement Solutions, LLC
3595 Grandview Parkway
Suite 600
Birmingham, Alabama 35243

BHM 201189

Send tax notice to:

Rusty Palmer

290 Old Cahaba Trail
Helena, AL 35080

This instrument prepared by:


Stewart & Associates, P.C.

3595 Grandview Pkwy, #645

Birmingham, Alabama 35243

STATE OF ALABAMA
COUNTY OF Shelby

WARRANTY DEED


20121228000496610 1/3 \$168.00
Shelby Cnty Judge of Probate, AL
12/28/2012 12:00:31 PM FILED/CERT

KNOW ALL MEN BY THESE PRESENTS:

That is consideration of One Hundred Fifty Thousand and 00/100 Dollars (\$150,000.00) in hand paid to the undersigned, **Pearson Construction, LLC, an Alabama Limited Liability Company**, (hereinafter referred to as "Grantor") by Rusty Palmer (hereinafter referred to as "Grantee"), the receipt and sufficiency of which are hereby acknowledged, Grantor does, by these presents, grant, bargain, sell, and convey unto Grantee, the following described real estate situated in Shelby County, Alabama, to-wit:

Lot 14, according to the Survey of Lake Wellington Estates, as recorded in Map Book 38, Page 90, 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.

TO HAVE AND TO HOLD unto the Grantee, his heirs, executors, administrators and assigns forever.

The Grantor does for itself, its successors and assigns, covenant with the Grantee, his heirs, executors, administrators and assigns, that it is lawfully seized in fee simple of said premises; that they are free from all encumbrances, except as shown above; that it has a good right to sell and convey the same as aforesaid; and that it will, and its successors and assigns shall, warrant and defend the same to the Grantee, his/her heirs, executors, administrators and assigns forever, against the lawful claims of all persons.

Shelby County, AL 12/28/2012
State of Alabama
Deed Tax: \$150.00

IN WITNESS WHEREOF, Grantor, Pearson Construction, LLC an Alabama Limited Liability Company, by Harry Pearson, Jr. its Member, who is authorized to execute this conveyance, has caused this conveyance to be executed on this, the 20th day of December, 2012

Pearson Construction, LLC,
an Alabama limited Liability
Company

By: [Signature]
ITS Member

STATE OF ALABAMA
COUNTY OF JEFFERSON

I, the undersigned, a Notary Public in and for said County, in said State, hereby certify that Harry Pearson, whose name as its Member of Pearson Construction, LLC an Alabama limited liability company, is signed to the foregoing instrument, and who known to me, acknowledged before me on this day, that, being informed of the contents of the said instrument, he, in his capacity as such member and with full authority, executed the same voluntarily for and as the act of said limited liability company on the day the same bears date.

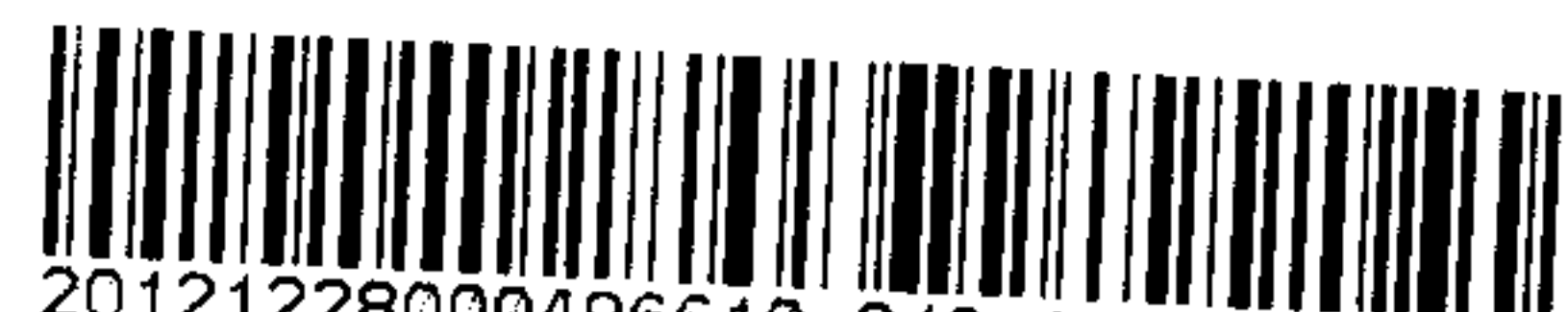
Given under my hand and official seal this the 20th day of December, 2012

[Signature]
Notary Public

Print Name:

Commission Expires:

7-28-2014



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Real Estate Sales Validation Form

This Document must be filed in accordance with Code of Alabama 1975, Section 40-22-1

Grantor's Name Pearson Construction LLC
Mailing Address 434 Eagle Crest Dr.
Birmingham, AL 35242

Grantee's Name Rusty Palmer
Mailing Address 290 Old Cahaba Trail
Helena, AL 35080

Property Address Lot 14, Lake Wellington
Estates

Date of Sale 12-20-12

Total Purchase Price \$ 150,000.00

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
☐ 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 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 12-20-12

Print Jennifer Bank

Unattested

Sign

(verified by)

(Grantor/Grantee/Owner/Agent) circle one



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