20130104000005940 1/2 \$295.00 Shelby Cnty Judge of Probate, AL 01/04/2013 11:53:31 AM FILED/CERT

THIS INSTRUMENT PREPARED BY: Chamblee & Malone, L.L.C. 5582 Apple Park Drive Birmingham, Alabama 35235 (205)-856-9111

SEND TAX NOTICE TO: Feldon M. Battle & Patricia B. Battle 3127 Crossings Drive Birmingham, Alabama 35242

STATE OF ALABAMA)	
JEFFERSON COUNTY)	DEED WITH RIGHT OF SURVIVORSHIP RESERVING

KNOW ALL MEN BY THESE PRESENTS, that for and in consideration of Ten Dollars and No/100 Dollars (\$10.00) and other good and valuable consideration, to the undersigned grantors, FELDON M. BATTLE AND WIFE, PATRICIA B. BATTLE, (hereinafter referred to as "grantors"), in hand paid by JOSHUA W. HOBBS, EMILY HOBBS NELSON and ANDREW M. BATTLE (hereinafter referred to as "grantees"), the receipt of which is hereby acknowledged, the said grantors do by these presents, GRANT, BARGAIN, SELL unto said grantees, JOSHUA W. HOBBS, EMILY HOBBS NELSON and ANDREW M. BATTLE reserving unto the grantors, FELDON M. BATTLE AND WIFE, PATRICIA B. BATTLE, a life estate in the following described real property, situated in Shelby County, Alabama, to-wit:

LOT 81, ACCORDING TO THE SURVEY OF PHASE 5 CALDWELL CROSSINGS 2ND SECTOR, AS RECORDED IN MAP BOOK 32, PAGE 103 A AND B, IN THE PROBATE OFFICE OF SHELBY COUNTY, ALABAMA.

Subject to any easements, reservations, rights-of-way and restrictions of record.

The purpose of this deed is to convey our interest in the aforesaid property to Joshua W. Hobbs, Emily Hobbs Nelson and Andrew M. Battle and to reserve unto ourselves a life estate.

TO HAVE AND TO HOLD TO THE SAID GRANTEES for and during their joint lives and upon the death of either of them, then to the survivor of them in fee simple and to the heirs and assigns of such survivor forever, together with every contingent remainder and right of reversion.

And we do for ourselves and for our heirs, executors, and administrators covenant with the said GRANTEES their heirs and assigns, that we are lawfully seized in fee simple of said premises; that they are free from all encumbrances unless otherwise noted above; that we have a good right to sell and convey the same as aforesaid; that we will and my 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 persons.

IN WITNESS WHEREOF, we have hereunto set our hands and seals, this the 21st day of

December, 2012.

FELDON M. BATTLE

- PATRICIA B. BATTLE

STATE OF ALABAMA **COUNTY OF JEFFERSON**

I, the undersigned, a Notary Public in and for said County in said State, hereby certify that Feldon M. Battle and wife, Patricia B. Battle, whose names are signed to the foregoing, and who are known to me, acknowledged before me on this day that, being informed of the contents of the foregoing, they executed the same voluntarily on the day the same bears date.

Given under my hand and seal on this the 21st day of December, 2012.

[Seal]

My Commission Expires: 13.2010

Shelby County, AL 01/04/2013 State of Alabama Deed Tax: \$280.00

Date 12

Unattested

P.003 No. 8923 P. 3/3

	Real Estate Sale	es Validation Form	
	Document must be filed in accordance RICHOT & PUBLICIA BUTTLE 3127 CADSIMA DR BIRMINGHAM AL 35242	Grantee's Name	Joshua Hobbs Emily Hobbs Nelson Andrew M. Battle 3127 Crossings Drive Burning am Al 35242
Property Address	3121 CRUSSINGS DR. Birmingham, Nr. 35242	Date of Sale Total Purchase Price or Actual Value or	
evidence: (check of Bill of Sale Sales Contract Closing States	e or actual value claimed on this fone) (Recordation of documentary) the state of	y evidence is not required Appraisal Other 1116 CWO	he following documentary red) INVE-LIFE ESTATE
above, the filing of	document presented for recordation this form is not required. Instruction of the provide the new teaching address - prov	uctions	
to property and the	eir current mailing address. Ind mailing address - provide the r		
Property address -	the physical address of the prope	erty being conveyed, if	available.
Date of Sale - the	date on which interest to the prop	erty was conveyed.	
•	ce - the total amount paid for the y the instrument offered for record		ty, both real and personal,
conveyed by the in	e property is not being sold, the transtrument offered for record. This ror the assessor's current market	may be evidenced by a	y, both real and personal, being an appraisal conducted by a
excluding current responsibility of va	ded and the value must be deternuse valuation, of the property as caluing property for property tax puof Alabama 1975 § 40-22-1 (h).	determined by the local	official charged with the
accurate. I further	t of my knowledge and belief that understand that any false statem cated in <u>Code of Alabama 1975</u> §	ents claimed on this for	ned in this document is true and remain may result in the imposition

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(Grantor/Grantee/Owner/Agent) circle one

Form RT-1

Print Feldon M Battle

Sign

(verified by)