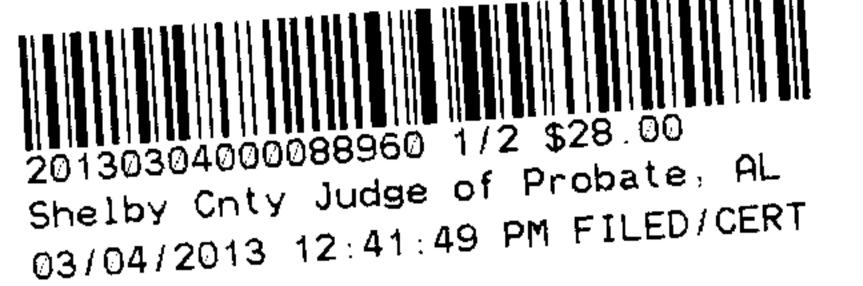
SEND TAX NOTICE: Richard D. & Marion D. Thomas 7171 Ashton Court Mobile, AL 36695

THIS INSTRUMENT WAS PREPARED BY:

Dewayne N. Morris, Attorney at Law

2131 Third Avenue North, Birmingham, Alabama 35203

Shelby Cnty



STATE OF ALABAMA	)	
	)	STATUTORY WARRANTY DEED
SHELBYCOUNTY	j	

KNOW ALL MEN BY THESE PRESENTS, That in consideration of Thirteen Thousand and no/100 (\$13,000.00) Dollars, in hand paid to the undersigned, the receipt whereof is hereby acknowledged, the undersigned, EVABANK, an Alabama bank (herein referred to as Grantor) does by these presents, grant, bargain, sell and convey unto RICHARD D. THOMAS and MARION D. THOMAS (herein referred to as Grantees) as joint tenants with right of survivorship, the following described real estate, situated in Shelby County, Alabama:

A parcel of land situated in the Northwest ¼ of the Northwest ¼ of Section 32, Township 21 South, Range 1 West, Shelby County, Alabama, and being more particularly described as follows:

Commence, at the Northwest corner of above said section, township and range; thence South: 01°54'09" West a distance of 303.17 feet; thence South 89°29'00" East, a distance of 202.88 feet to the point of beginning; thence South 89°15'58' East, a distance of 208.13 feet; thence South 65°15'00" East a distance of 464.30 feet to a point on the Northwesterly right of way line of Columbiana Shelby Springs Road; thence South 36°28'00" West and along said right of way line, a distance of 40.00 feet; thence North 85°12'00" West and leaving said right of way line, a distance of 154.83 feet; thence South 62°40'40" West, a distance of 270.13 feet; thence North 31°53'26" West a distance of 400.74 feet to the point of beginning.

Property Address: 1865 Shelby Springs Road, Columbiana, AL 35051 f/k/a 1855 Shelby Springs Road, Columbiana, AL 35051

This conveyance is made subject to matters of survey and other matters of record, if any.

Grantor: EvaBank, 1710 Cherokee Ave. SW, Cullman, AL 35055

Grantees: Richard D. Thomas and Marion D. Thomas, 7171 Ashton Court, Mobile, AL 36695

Date of Sale: February 20, 2013

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.

IN WITNESS WHEREOF, EvaBank, an Alabama bank, by Dewayne N. Morris, C.E.O., who is authorized to execute this conveyance, has hereto set its signature and seal, this the 19<sup>th</sup> day of February, 2013.

EVABANK

By:

Phillip Crumbley, President

STATE OF ALABAMA )
COUNTY OF JEFFERSON )

I, the undersigned, a Notary Public in and for said County and State, hereby certify that Phillip Crumbley, whose name as President of EvaBank is signed to the foregoing conveyance, and who is known to me, acknowledged before me on this day that, being informed of the contents of the conveyance, he, as such officer and with full authority, executed the same voluntarily for and as the act of EvaBank.

Given under my hand and official seal, this the 19th day of February, 2013.

NOTARY PUBLIC

My Commission Expires:

Shelby County, AL 03/04/2013 State of Alabama Deed Tax: \$13.00

## Real Estate Sales Validation Form

This I	Document must be filed in acco	rdance with Code	of Alabama 197	75, Section 40-2	77HOMAS
Grantor's Name Mailing Address	Document must be filed in acco <u>EYA BANK</u> 1710 CHEROKEE-	Gran Aug 5 Ul Mail	ntee's Name ling Address	MARION I	TON CT
	CULLMAN, Al 350				AL 36695
Property Address	1865 SHELBY SPRING COLUMBIANA, AJ 350	Total Pui	rchase Price or	\$	2013
7			is not require	_	cumentary
<del></del>	locument presented for rece this form is not required.	ordation contains		uired informa	
	d mailing address - provide ir current mailing address.	instructions the name of the	201303 Shelb	304000088960 2/2 y Cnty Judge of F /2013 12:41:49 Pi	\$28.00 Probate, AL
Grantee's name an to property is being	d mailing address - provide conveyed.	the name of the	person or pe	rsons to whor	n interest
Property address -	the physical address of the	property being c	onveyed, if a	vailable.	
Date of Sale - the o	late on which interest to the	property was co	nveyed.		
•	e - the total amount paid for the instrument offered for re	•	the property	, both real and	d personal,
conveyed by the ins	property is not being sold, strument offered for record. or the assessor's current ma	This may be evid	_		
excluding current uresponsibility of val	ed and the value must be d se valuation, of the property uing property for property ta f Alabama 1975 § 40-22-1	as determined by a purposes will by	by the local of	fficial charged	with the
accurate. I further u	of my knowledge and beliefunderstand that any false stated in Code of Alabama 19	atements claimed	d on this form	n may result in	
Unattested			/		circle one
	(verified by)	(G	rantor Grantee	e/Owner/Agent	circle one Form RT-1