



20130510000194730 1/2 \$52.50
Shelby Cnty Judge of Probate, AL
05/10/2013 12:04:35 PM FILED/CERT

This instrument was prepared by:
Jeffrey M. Gray
Nowlin, Bachuss & Gray Law Firm
118 Moulton Street East
P. O. Box 1149
Decatur, AL 35602

Send Tax Notice To:
Billie Shaw Greenhill
237 Highway 36 East
Hartselle, AL 35640

No title examination requested; none rendered
Legal description provided by grantor

STATE OF ALABAMA)

)

KNOW ALL MEN BY THESE PRESENTS:

COUNTY OF SHELBY)

)

That for and in consideration of the sum of TEN AND NO/100 (\$10.00) DOLLARS and other good and valuable consideration, the receipt whereof is hereby acknowledged, We,

Billie Shaw Greenhill, a married woman

(herein referred to as Grantors) have this day bargained and sold and do hereby grant, bargain, sell and convey unto

Jack W. Greenhill and Richard A. Greenhill

(herein referred to as Grantees), the following described real estate situated in Shelby County, Alabama, to-wit:

The W1/2 of the NE1/4 of the NW1/4 of the SE1/4 of Section 12, T-20-S, R-2-W

This conveyance is made subject to all restrictive covenants and easements of record, if any.

The Grantor hereby expressly reserves unto herself the use and possession of said property for and during the term of her life.

Said property does not constitute the homestead of the Grantor or her spouse.

TO HAVE AND TO HOLD to the said Grantees their heirs and assigns forever.

And I do for myself and for my heirs, executors and administrators covenant with the said Grantees, their heirs and assigns, that I am lawfully seized in fee simple of said premises; that they are free from all encumbrances unless otherwise noted above; that I have a good right to sell and convey the same as aforesaid; that I 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, I, Billie Shaw Greenhill, have hereunto set my hand and seal, on this the 2nd day of May, 2013.

Billie Shaw Greenhill
Billie Shaw Greenhill

STATE OF ALABAMA)

)

COUNTY OF MORGAN)

)

I, the undersigned authority, a Notary Public in and for said County in said State, hereby certify that **Billie Shaw Greenhill**, whose name 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 instrument, she executed the same voluntarily on the day the same bears date.

GIVEN under my hand and official seal, this the 2nd day of May, 2013.

for May
Notary Public
My Commission Expires: 3/13/16

13-0454/pks

NOTARY PUBLIC SEAL OF
JEFFREY M. GRAY
STATE OF ALABAMA AT LARGE
COMMISSION EXPIRES

Shelby County, AL 05/10/2013
State of Alabama
Deed Tax: \$37.50

Real Estate Sales Validation Form

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

Grantor's Name: Billie Shaw Greenhill
Mailing Address: 237 Hwy 36 East
Hartselle, AL 35640

Grantee's Name: Jack W. Greenhill
Mailing Address: 900 Enslen Circle SW
Hartselle, AL 35640

Grantee's Name: Richard A. Greenhill
Mailing Address: 3605 S Point St SW
Hartselle, AL 35640



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Property Address:
Raw Land

Date of Sale: 5/2/13
Total Purchase Price _____
or
Actual Value _____
or
Assessor's Market Value \$7,500 per acre X 5 acres= \$37,500.00

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
_____ x Other _____ tax assessment

If the conveyance document presented for recordation contains all of the required information reference 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: 5/2/2013

Print: Billie Shaw Greenhill

_____ Unattested _____
(verified by)

Sign Billie Shaw Greenhill
(Grantor/Grantee/Owner/Agent) circle one

Form RT-1