

THIS DEED WAS PREPARED WITHOUT TITLE EXAMINATION OR LEGAL OPINION AND THE LEGAL DESCRIPTION IS BASED UPON INFORMATION PROVIDED BY THE GRANTEE HEREIN.

This instrument was prepared by:  
Kim Davidson  
Attorney at Law  
400 Vestavia Parkway  
Suite 241  
Birmingham, Alabama 35216

Send Tax Notice To:  
Dorothy Looman Williams

### **EXECUTOR'S DEED**

This Deed reflects the transfer of ownership to the Grantee in accordance with the Estate of Dorothy Marie Freeman, Deceased, Case No. PR-2010-686, Probate Court of Shelby County, Alabama.

STATE OF ALABAMA     )  
JEFFERSON COUNTY    )

WHEREAS, Jim Ed Freeman and Dorothy Marie Freeman, were the last recorded title holders to the property hereinafter described by virtue of that warranty deed, jointly for life with remainder to survivor, recorded at Book 275, Page 703, in the Office of the Judge of Probate of Shelby County, Alabama; and

WHEREAS, said Jim Ed Freeman died on or about July 12, 1983, while a resident of Shelby County, Alabama; and

WHEREAS, said Dorothy Marie Freeman died on or about November 2, 2010, while a resident of Shelby County, Alabama, and at the time of her death, was a single woman; and

WHEREAS, Margaret Louise Fregoso was appointed Executor of the Estate of Dorothy Marie Freeman, deceased, in the Probate Court of Shelby County, Alabama, in Case No. PR-2010-686,

NOW THEREFORE, in consideration of the premises herein and pursuant to the laws of intestate distribution in the State of Alabama, the undersigned herein as Executor of the Estate of Dorothy Marie Freeman, deceased, in Probate Case Number PR-2010-686 does hereby grant, bargain, sell and convey unto **Dorothy Looman** Williams, a married woman (herein referred to as Grantee, whether one of more), the following described real estate, situated in Shelby County, Alabama, to-wit:

Lot No. 116 as shown on a map entitled  
"Property Line Map, Siluria Mills" prepared by  
Joseph A. Miller, Reg. Civil Engineer on

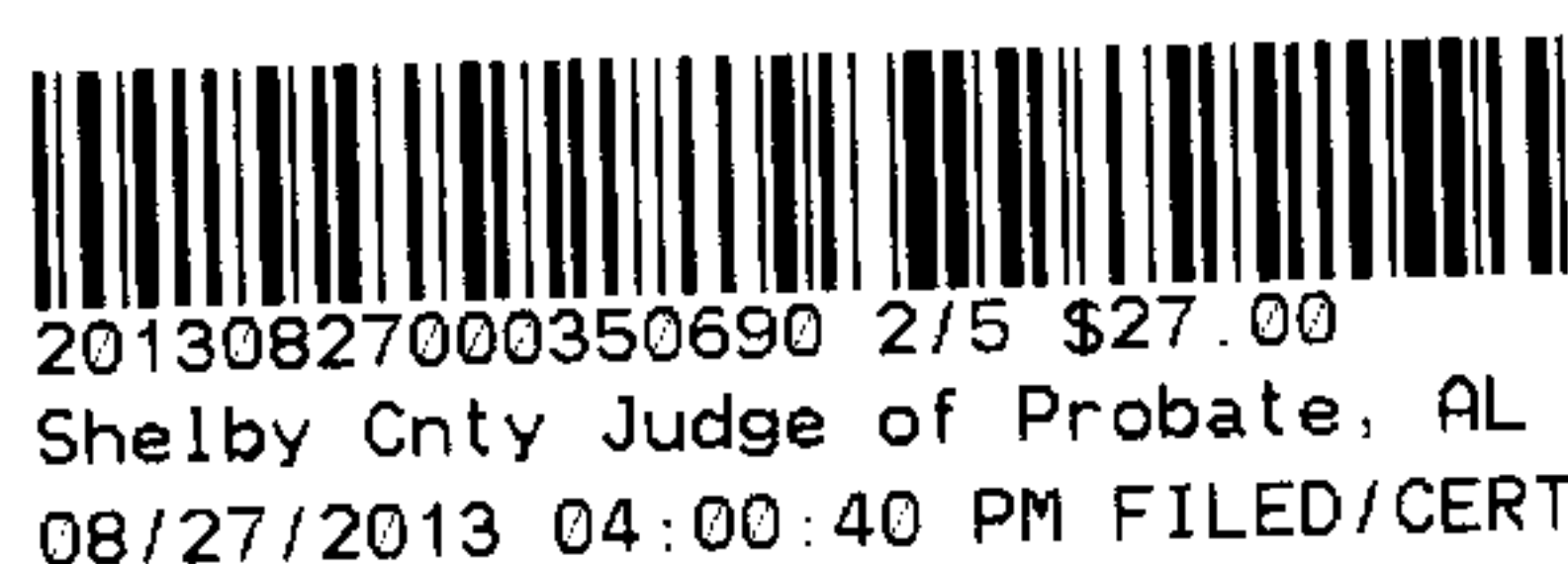
October 5, 1965, and being more particularly described as follows: Begin at the intersection of the Easterly right of way line of Louisville and Nashville Railroad and the Northerly right of way line of 1<sup>st</sup> Avenue, said right of way lines as shown on Map of the Dedication of the Streets and Easements, Town of Siluria, Alabama; thence southeasterly along said right of way line of 1<sup>st</sup> Avenue for 140.18 feet; thence 90 deg. 00' left and run Northeasterly for 130.00 feet; thence 90 deg. 00 min. left and run 117.00 feet to a point on the Easterly right of way line of Louisville & Nashville Railroad; thence 79 deg. 55' left and run southwesterly along said right of way line of Louisville & Nashville Railroad for 132.04 feet to the point of beginning.

The property herein conveyed is not the homestead nor homeplace of the Grantor herein.

TO HAVE AND TO HOLD to the said Grantee, his, her or their heirs, successors and assigns forever. No representation or warranties are made by Grantors, except that Grantors represent that Grantors have not encumbered the property during the time which Grantors have served as Co-Personal Representatives of the estate. This instrument is executed by Grantors solely in Grantors' representative capacity and not by Grantors individually. Neither this instrument nor anything contained herein or otherwise shall be construed as creating any indebtedness or obligation on the part of the Grantors individually. Grantors expressly limits Grantors' liability hereunder solely to the assets Grantors receive and hold in Grantors' capacity as said Co-Personal Representatives.

IN WITNESS WHEREOF, we have hereunto set our hand(s) and seal(s), this the 27<sup>th</sup> day of August, 2013.

Margaret Louise Garrett Fregoso  
Margaret Louise Fregoso, Executor of  
the Estate of the Estate of Dorothy  
Marie Freeman, deceased, in the  
Probate Court of Shelby County,  
Alabama, Case No. PR-2010-686.



STATE OF ALABAMA     )  
JEFFERSON COUNTY    )

I, the undersigned authority, a Notary Public in and for said County, in said State, hereby certify that Margaret Louise Fregoso, whose name as the Executor of the Estate of Dorothy Marie Freeman, deceased, 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, she as such Executor and with full authority, executed the same voluntarily for and as the act of said Estate on the day the same bears date.

Given under my hand and seal this 27<sup>th</sup> day  
August, 2013.

Vicki A. Smith

Notary Public

My Commission Expires: 3/24/15



20130827000350690 3/5 \$27.00  
Shelby Cnty Judge of Probate, AL  
08/27/2013 04:00:40 PM FILED/CERT



This instrument was prepared by

(Name) WALLACE & ELLIS, Attorneys

(Address) Columbiana, Alabama 35051

Form 1-1-8 Rev. 1-86

WARRANTY DEED, JOINTLY FOR LIFE WITH REMAINDER TO SURVIVOR—LAWYERS TITLE INSURANCE CORPORATION, Birmingham, Alabama

STATE OF ALABAMA

SHELBY

COUNTY

KNOW ALL MEN BY THESE PRESENTS, <sup>1154</sup>

That in consideration of ONE THOUSAND DOLLARS and other good and valuable consideration

to the undersigned grantor or grantors in hand paid by the GRANTEES herein, the receipt whereof is acknowledged, we,

Frank Thomason and wife, Ruby Thomason

(herein referred to as grantors) do grant, bargain, sell and convey unto

Jim Ed Freeman and wife, Dorothy Freeman

(herein referred to as GRANTEES) for and during their joint lives and upon the death of either of them, then to the survivor of them in fee simple, together with every contingent remainder and right of reversion, the following described real estate situated

in Shelby County, Alabama to-wit:

Lot No. 116 as shown on a map entitled "Property Line Map, Siluria Mills" prepared by Joseph A. Miller, Reg. Civil Engineer on October 5, 1965, and being more particularly described as follows: Begin at the intersection of the Easterly right of way line of Louisville and Nashville Railroad and the Northerly right of way line of 1st Avenue, said right of way lines as shown on Map of the Dedication of the Streets and Easements, Town of Siluria, Alabama; thence southeasterly along said right of way line of 1st Avenue for 140.18 feet; thence 90 deg. 00' left and run Northeasterly for 130.00 feet; thence 90 deg. 00 min. left and run Northwesterly for 117.06 feet to a point on the Easterly right of way line of Louisville & Nashville Railroad; thence 79 deg. 55' left and run southwesterly along said right of way line of Louisville & Nashville Railroad for 132.04 feet to the point of beginning.

STATE OF ALABAMA, SHELBY CO.  
I HEREBY CERTIFY THIS  
INSTRUMENT WAS FILED  
1972 AUG 15 AM 10:06  
JUDGE OF PROBATE

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 I (we) do for myself (ourselves) and for my (our) heirs, executors, and administrators covenant with the said GRANTEES, their heirs and assigns, that I am (we are) lawfully seized in fee simple of said premises; that they are free from all encumbrances, unless otherwise noted above; that I (we) have a good right to sell and convey the same as aforesaid; that I (we) will and my (our) 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 hand(s) and seal(s), this 15th day of August, 19 72.

WITNESS:

(Seal)  
(Seal)  
(Seal)

Frank Thomason (Seal)  
Ruby Thomason (Seal)  
(Seal)

STATE OF ALABAMA

SHELBY

COUNTY

General Acknowledgment

I, the undersigned, a Notary Public in and for said County, in said State, hereby certify that Frank Thomason and wife, Ruby Thomason whose name is AKA signed to the foregoing conveyance, and who AKA knows to me, acknowledged before me on this day, that, being informed of the contents of the conveyance they executed the same voluntarily on the day the same bears date.

Given under my hand and official seal this 15th day of August, 19 72.

Nancy L. Brasher  
Notary Public



20130827000350690 4/5 \$27.00  
Shelby Cnty Judge of Probate, AL  
08/27/2013 04:00:40 PM FILED/CERT

2065206017

From:



# Real Estate Sales Validation Form

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

Grantor's Name Estate of Dorothy  
Mailing Address Marie Freeman

Grantee's Name Dorothy Looman Williams  
Mailing Address P.O. Box 31  
Alabaster, AL 35007

Property Address 612 9th Ave S.W.  
Alabaster, AL  
35007

Date of Sale 8/27/13  
Total Purchase Price \$ 29,000.00

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 8/27/13

Print Dorothy Looman Williams

Sign Dorothy Looman Williams  
(Grantor/Grantee/Owner/Agent) circle one

Unattested

ified by)



20130827000350690 5/5 \$27.00  
Shelby Cnty Judge of Probate, AL  
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Form RT-1