

**JOINT DEED WITH RIGHT OF SURVIVORSHIP**

THE STATE OF ALABAMA  
SHELBY COUNTY

Know ALL MEN BY THESE PRESENTS, That for and in consideration of the sum of ONE THOUSAND DOLLARS AND NO/100 (\$1000.00), to the undersigned grantor, Vivian Woodall Wiggs, the receipt of which is hereby acknowledged she, Vivian Woodall Wiggs hereby, remise release, quit-claim and convey unto the said Vivian Wiggs, and Brett Wiggs with Joint Right of Survivorship. All of her right, title interest and claim in and to the following described real property, situated in Shelby County, Alabama, to-wit:

LOT 6, ACCORDING TO THE SURVEY OF FAHEY'S SUBDIVISION, AS RECORDED IN MAP BOOK 8, PAGE 52, IN THE PROBATE OFFICE OF SHELBY COUNTY, ALABAMA; BEING SITUATED IN SHELBY COUNTY, ALABAMA

Subject to (1) Taxes for the year 2012 and subsequent years. (2) Easements, restrictions, reservations, rights-of-way, limitations, covenants and conditions of record, if any, (3) Mineral and mining rights, if any, (4) Mortgages of record, if any.

TO HAVE AND TO HOLD unto the said VIVIAN WIGGS and BRETT WIGGS with right of survivorship their heirs and assigns forever. This deed is given to perfect title.

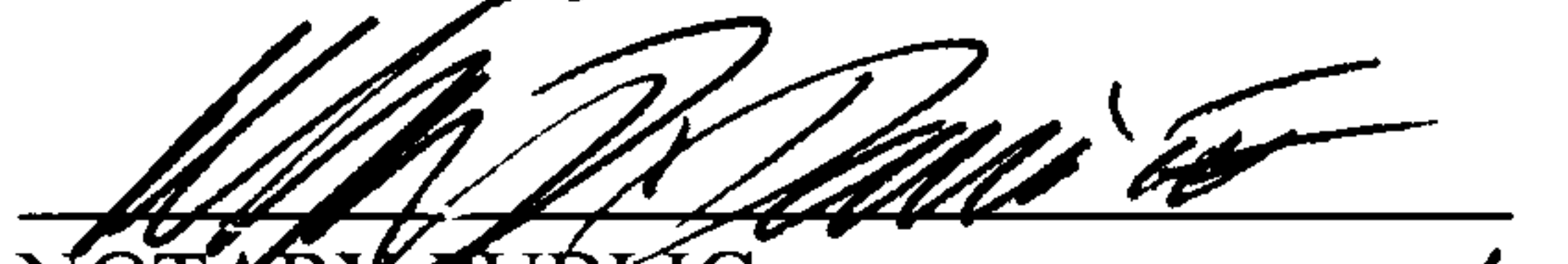
IN WITNESS WHEREOF, she has hereunto set her hand and seal on this the 21 day of October, 2013.

  
Vivian Woodall Wiggs

STATE OF ALABAMA  
Shelby COUNTY

I, the undersigned authority, a Notary Public in and for said County, in said State, hereby certify that Vivian Wiggs, whose name 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, executed the same voluntarily.

Given under my hand and official seal this 14<sup>th</sup> day of August, 2013.

  
NOTARY PUBLIC  
My Commission Expires: 3/31/14

*prepared by Bill Davis  
B-Ram, Al.*

Real Estate Sales Validation Form

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

Grantor's Name Vivian Woodall Wiggs  
Mailing Address 17016 Hwy 42  
Shelby AL 35143

Grantee's Name Brett Alan Wiggs  
Mailing Address 17016 Hwy 42  
Shelby AL 35143

Property Address 17016 Hwy 42  
Shelby AL 35143

Date of Sale \_\_\_\_\_  
Total Purchase Price \$ \_\_\_\_\_  
or  
Actual Value \$ \_\_\_\_\_  
or  
Assessor's Market Value \$ 256,730.00

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) 1/2 = 128,365.00  
 Bill of Sale  Appraisal  
 Sales Contract  Other  
 Closing Statement

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 10/21/13

Print Vivian Woodall Wiggs

Unattested

Sign Vivian Woodall Wiggs  
(Grantor/Grantee/Owner/Agent) circle one

(verified by)

