DEED PREPARED WITHOUT BENEFIT OF TITLE SEARCH OR SURVEY

This instrument was prepared by: Fortune & Beard, P.C. 2100 1st Avenue North, Suite 300 Birmingham, AL 35223

Send Tax Notice to: Janice Bricker 617 North Lake Circle Birmingham, AL 35242

STATE OF ALABAMA)	GENERAL WARRANTY DEED
)	
COUNTY OF SHELBY)	

KNOW ALL MEN BY THESE PRESENTS: That, for and in consideration of Ten Dollars and 00/100 (\$10.00.00), and other good and valuable consideration, this day in hand paid to the undersigned Trustee for Charles J. And Janice P. Bricker Living Trust dated October 2, 2007, (hereinafter referred to as GRANTOR), in hand paid by the GRANTEE herein, the receipt whereof is hereby acknowledged, the GRANTOR does hereby give, grant, bargain, sell and convey unto the GRANTEE, Janice P. Bricker (an unmarried woman), (hereinafter referred to as GRANTEE), together with every contingent remainder and right of reversion, the following described Real Estate, lying and being in the County of Shelby, State of Alabama, to-wit:

> Lot 46, according to the Final Plat of Subdivision, North Lake at Greystone, Phase 4, as recorded in Map Book 24, Page 119, in the Probate Office of Shelby County, Alabama.

Subject To: All Easements, Restrictions, covenants, conditions and Rights of Way of record

TO HAVE AND TO HOLD Unto the said GRANTEE, her heirs and assigns, forever.

And I (we) do for myself (ourselves) and for my (our) heirs, executors, and administrators covenant with the said GRANTEE, 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 GRANTEE, their heirs and assigns forever, against the lawful claims of all person.

IN WITNESS WHEREOF, said GRANTOR has hereunto set its hand and seal this the 17th day of September 1 2013.

STATE OF ALABAMA **COUNTY OF SHELBY**

I, the undersigned, a Notary Public, in and for said County and State, hereby certify that Janice P. Bricker, are signed to the foregoing Instrument and who are known to me, acknowledged before me on this day that, being informed of the contents of the Instrument, they signed the same voluntarily.

WITNESS WHEREOF, I have hereunto set my hand and seal this the 1744 day of

NOTARY PUBLIC

My Commission Expires:

Shelby Cnty Judge of Probate, AL

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Shelby County, AL 11/05/2013 State of Alabama Deed Tax:\$209.00

Real Estate Sales Validation Form

This L	Document must be filed in accordant	ce with Code of Alabama 19	75, Section 40-22-1	
Grantor's Name	Truske	Grantee's Name		
Mailing Address	Birninam, ALSSLYL	Mailing Address	617 North (ake Circles) Birmingham, At 3524	
	Di Milliami Al Jule			
		Data of Cala	3	
Froperty Address	617 North Lake Circle Birmingham, AC 35247	Date of Sale Total Purchase Price		
	The Management of the same of	or		
		Actual Value	\$	
		or Assessor's Market Value	\$ 208,850	
The purchase price	or actual value claimed on this	form can be verified in the	ne following documentary	
evidence: (check o	ne) (Recordation of documenta	ary evidence is not requir	ed)	
Bill of Sale Sales Contract		Appraisal COther Tペメ ない	essoris value	
Sales Contract Closing Staten	nent			
·	document presented for recorda	tion contains all of the re	quired information referenced	
shove, the filing of	this form is not required.		, , , , , , , , , , , , , , , , , , ,	
**************************************	—· — · · ·	tructions		
Grantor's name and to property and the	d mailing address - provide the terrent mailing address.	name of the person or pe	ersons conveying interest	
Grantee's name and to property is being	nd mailing address - provide the gonveyed.	name of the person or p	ersons to whom interest	
Property address - the physical address of the property being conveyed, if available.				
Pate 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.				
excluding current uresponsibility of va	ded and the value must be deteruse valuation, of the property as luing property for property tax prof Alabama 1975 § 40-22-1 (h).	determined by the local urposes will be used and	official charged with the	
accurate. I further	t of my knowledge and belief that understand that any false staten cated in <u>Code of Alabama 1975</u>	nents claimed on this for § 40-22-1 (h).	m may result in the imposition	
Date 9/17/13		int Christopher 8:	Beard	
Unattested	S i	an / 5~		
)	(verified by)	(Grantor/Grant	ee/Owner/Agent) circle one	
		05000436790 2/2 \$226.00	Form RT-1	

Shelby Chty Judge of Probate, AL

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