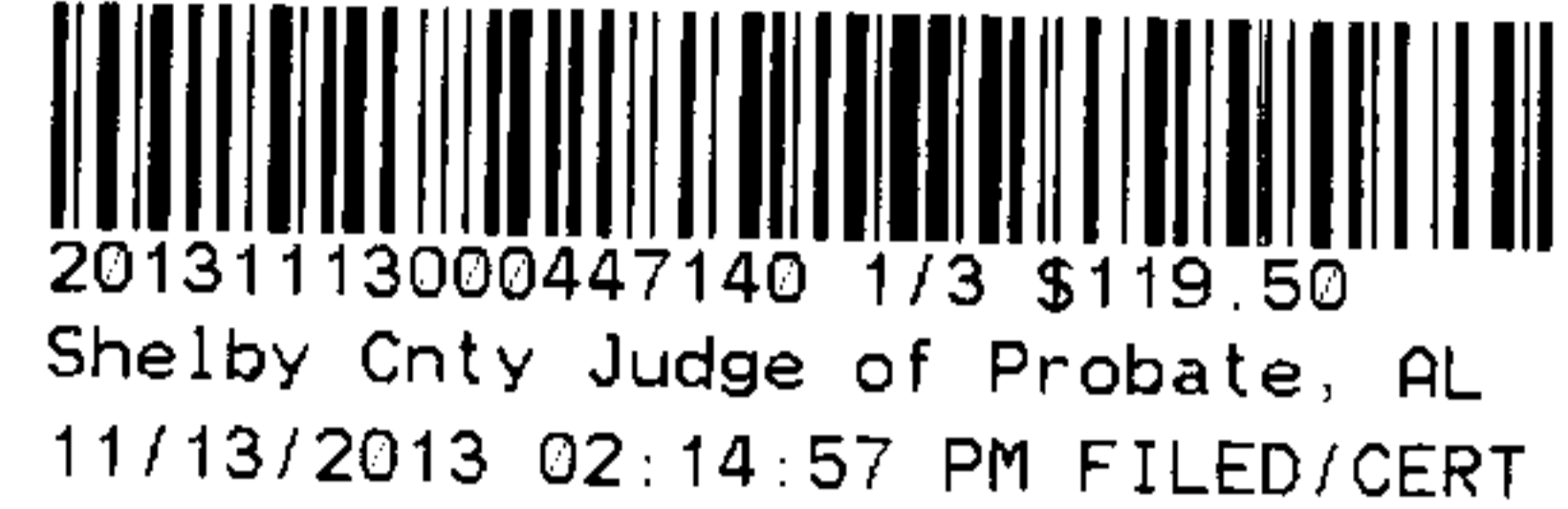


Send Tax Notice To:

STATE OF ALABAMA)

SHELBY COUNTY)



STATUTORY WARRANTY DEED

JOINTLY FOR LIFE WITH REMAINDER TO SURVIVOR

KNOW ALL MEN BY THESE PRESENTS, that for and in consideration of the sum of Ten and No/100 Dollars (\$10.00) and other good and valuable consideration to the undersigned, **Charles D. Galloway**, a married man (hereinafter referred to as the "Grantor"), in hand paid by Charles D. Galloway **and his wife, Christina L. Galloway** (hereinafter together referred to as the "Grantees"), the receipt and sufficiency of which are hereby acknowledged, the said Grantor does by these presents grant, bargain, sell and convey unto the said Grantees, as joint tenants with rights of survivorship, and not as tenants in common, 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 17, Oak Glen – Second Sector as recorded in Map Volume 9 Page 154

This conveyance is subject to the following:

1. Ad valorem taxes, dues and assessments due in the year 2013 and all subsequent years.
2. All recorded mortgages, recorded or unrecorded easements, liens, restrictions, set-back lines, rights-of-way, limitations and other matters of record in the Office of the Judge of Probate of Jefferson County, Alabama, together with any deficiencies in quantity of land, discrepancies as to boundary lines, overlaps, etc., which would be disclosed by a true and accurate survey of the property conveyed herein.

TO HAVE AND TO HOLD, to the said Grantees, as joint tenants with rights of survivorship, and not as tenants in common, 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.

The Grantor hereby covenants and agrees with the Grantees, their heirs, executors, administrators and assigns, that the Grantor, her heirs, executors, administrators and assigns, will warrant and defend the above described real estate against the lawful claims (unless otherwise noted above) of all persons claiming by, through or under the Grantor, but not further or otherwise.

IN WITNESS WHEREOF, the Grantor has executed this Statutory Warranty Deed on this 10th day of September, 2013.



STATE OF ALABAMA)

JEFFERSON COUNTY)

I, the undersigned, a Notary Public in and for said County in said State, hereby certify that Charles D. Alloway, a Grantor, 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 said instrument, she executed the same voluntarily on the day the same bears date.

Given under my hand and official seal this the 10th day of Sept., 2013.

Melinda Jo Keith
NOTARY PUBLIC
My Commission Expires: April 21, 2015

Real Estate Sales Validation Form

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

Grantor's Name CHARLES D. GALLOWAY
Mailing Address 517 OAK GLEN TRACE
BIRMINGHAM, AL. 35244

Grantee's Name CHARLES D. GALLOWAY AND
Mailing Address CHRISTINA L. GALLOWAY JW
517 OAK GLEN TRACE
BIRMINGHAM, AL. 35244

Property Address 517 OAK GLEN TRACE
BIRMINGHAM, AL. 35244

Date of Sale _____
Total Purchase Price \$ _____
or
Actual Value \$ _____
or
Assessor's Market Value \$ 198,700

* DEED TAX DUE ON 1/2 VALUE (99,350)

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 9/10/13

Print CHARLES D. GALLOWAY

Unattested

Sign [Signature]

(Grantor/Grantee/Owner/Agent) circle one



20131113000447140 3/3 \$119.50
Shelby Cnty Judge of Probate, AL
11/13/2013 02:14:57 PM FILED/CERT