

This instrument was prepared by:
D. Barron Lakeman
Lakeman, Peagler, Hollett & Alsobrook, LLC
1904 Indian Lake Drive, Suite 100
Birmingham, Alabama 35244

Send Tax Notice To:
Judy A. Goodwin
5544 Double Oak Lane
Birmingham, AL 35242

GENERAL WARRANTY DEED

STATE OF ALABAMA)
SHELBY COUNTY)

KNOW ALL MEN BY THESE PRESENTS: That, for and in consideration of Two Hundred Nine Thousand and 00/100 (\$209,000.00), and other good and valuable consideration, this day in hand paid to the undersigned GRANTORS, **Carl R. Flock, an unmarried man**, (hereinafter referred to as GRANTORS), the receipt whereof is hereby acknowledged, the GRANTORS do hereby give, grant, bargain, sell and convey unto the GRANTEES, **Judy A. Goodwin, trustee and Tracy Mullinax, trustee of the Judy A. Goodwin 2011 Revocable Trust**, (hereinafter referred to as GRANTEES), their heirs and assigns, the following described Real Estate, lying and being in the County of Shelby, State of Alabama, to-wit:

Lot 19, Block 1, according to the Survey of First Sector Cherokee Forest, as recorded in Map Book 5, Page 17, in the Probate Office of Shelby County, Alabama.

Subject to existing easements, current taxes, restrictions and covenants, set-back lines, rights of way and mortgages, if any, of record.

**Carl R. Flock and Carl Flock are one and the same person.
Twila Tyree and Twyla Tyree are one and the same person**

**Georgia S. Flock and Georgia Annabelle Flock are one and the same person
Georgia S. Flock having died on or about May 10, 2003**

TO HAVE AND TO HOLD, the tract or parcel of land above described together with all and singular the rights, privileges, tenements, appurtenances, and improvements unto the said GRANTEE, her heirs and assigns forever.


AND SAID GRANTORS, for said GRANTORS, GRANTORS' heirs, successors, executors and administrators, covenants with GRANTEE, and with GRANTEE'S heirs and assigns, that GRANTORS are lawfully seized in fee simple of the said Real Estate; that said Real Estate is free and clear from all Liens and Encumbrances, except as hereinabove set forth, and except for taxes due for the current and subsequent years, and except for any Restrictions pertaining to the Real Estate of record in the Probate Office of said County; and that GRANTORS will, and GRANTORS' heirs, executors and administrators shall, warrant and defend the same to said GRANTEE, and GRANTEE's heirs and assigns, forever against the lawful claims of all persons.

IN WITNESS WHEREOF, said GRANTORS have hereunto set their hands and seals this the 14th day of November, 2013.

Carl R. Flock, by his attorney-in-fact Twila Tyree

**Carl R. Flock, by his attorney-in-fact
Twila Tyree**

STATE OF ALABAMA)
COUNTY OF SHELBY)

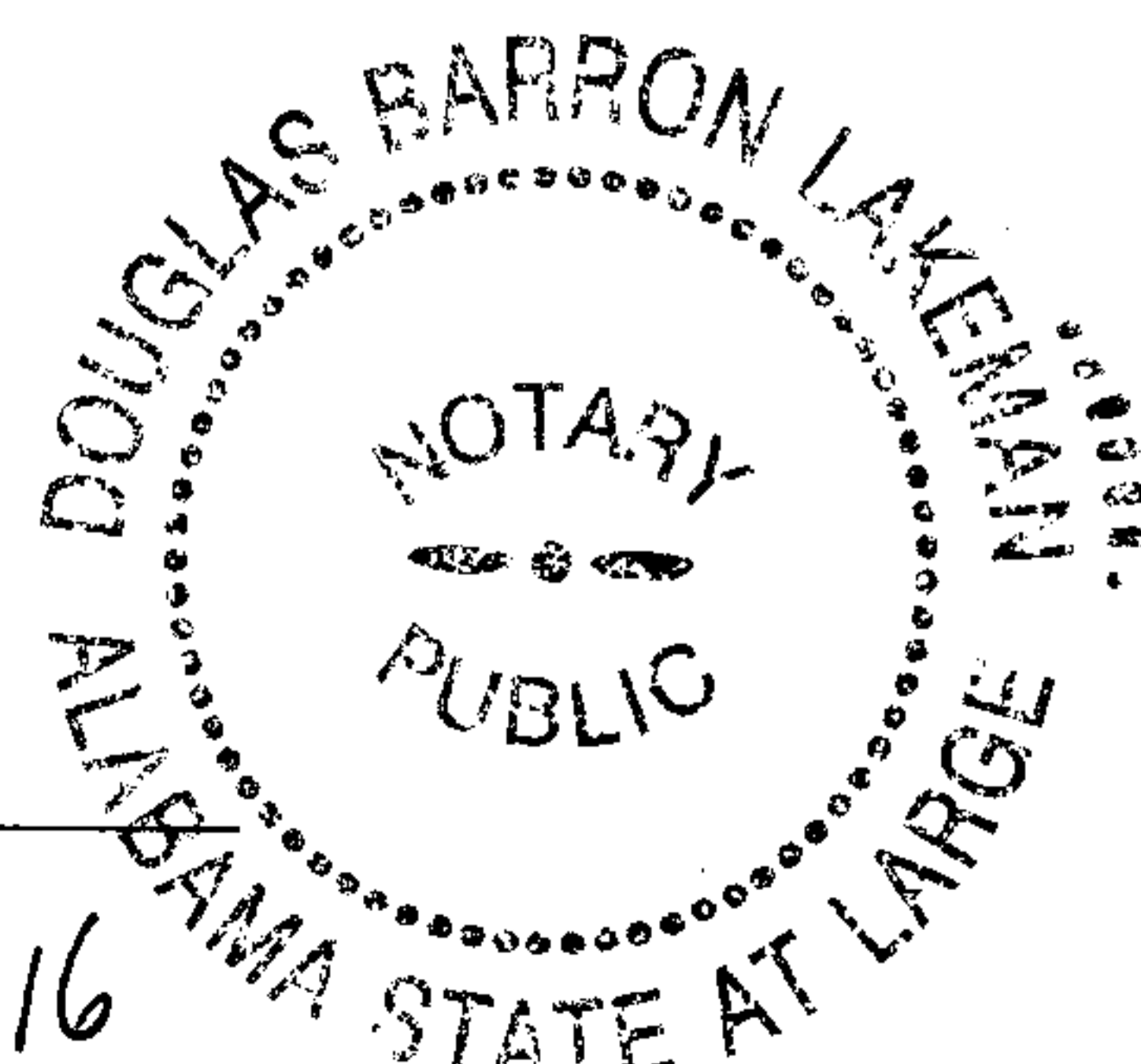

20131118000450630 1/2 \$226.00
Shelby Cnty Judge of Probate, AL
11/18/2013 10:56:25 AM FILED/CERT

I, the undersigned, a Notary Public in and for said County, in said State, hereby certify that **Carl R. Flock, by his attorney-in-fact, Twila Tyree** 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, has executed the same voluntarily on the day the same bears date.

Given under my hand and official seal, this 14th day of November, 2013.

Notary Public - Alabama State At Large
My Commission Expires
March 3, 2016


NOTARY PUBLIC
My Commission Expires: 3-3-16



Real Estate Sales Validation Form

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

Grantor's Name Carl R. Flock
Mailing Address 5538 Timber Hill Road
Birmingham, AL 35242

Grantee's Name Judy A. Goodwin
Mailing Address 5544 Double Oak Lane
Birmingham, AL 35242

Property Address 5544 Double Oak Lane
Birmingham, AL 32

Date of Sale 11/14/2013
Total Purchase Price \$ 209,000.00



20131118000450630 2/2 \$226.00
Shelby Cnty Judge of Probate, AL
11/18/2013 10:56:25 AM FILED/CERT

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 11-14-13

Print CARL R. FLOCK

Unattested

(verified by)

Sign Carl R Flock by his attorney-in-fact Twila Tyree
(Grantor) Grantee/Owner/Agent) circle one

Print Form

Form RT-1