



20140117000017290 1/6 \$30.00
Shelby Cnty Judge of Probate, AL
01/17/2014 02:09:04 PM FILED/CERT

**PREPARED WITHOUT BENEFIT OF TITLE SEARCH
OR CURRENT SURVEY**

This instrument prepared by:

William T. Harrison, Sr.
Attorney at Law
106 South Main Street
Post Office Box 902
Columbiana, Alabama 35051

Send Tax Notice To:

Alma Jean Howard
9757 Highway 185
St. George, Georgia 31562

EXECUTOR'S DEED

That in consideration of One Dollar, and in accordance with the instructions in the Will of Lelas Eugene Howard, deceased, paid to the Estate of Lelas Eugene Howard by the grantee herein, the receipt of which is hereby acknowledged, Wendell Gail Andrews and Dendell Dale Howard, acting solely as Executors of the Estate of Lelas Eugene Howard do hereby grants, bargains, sells and conveys unto **Alma Jean Howard**, (herein referred to as Grantee), all the right, title and interest of Lelas Eugene Howard, deceased, in and to the following described real property situated in Shelby County, Alabama, as per the Last Will and Testament and Codicil of said Lelas Eugene Howard, which is recorded in the Shelby County Probate Court, Case Number : **PR - 2012 - 000277**, to-wit:

: ATTACHED EXHIBIT "A" :

together with all appurtenances thereto, and the reversion and reversions, remainder and remainders, rents, issues and profits thereof, and all the estate, right, title, interest, property,

possession, claim and demand whatsoever, both in law and equity, which said Lelas Eugene Howard had in his lifetime and at the time of his death, and which Executors have, by virtue of the Last Will and Testament and Codicil of said Lelas Eugene Howard, or otherwise, of, in, and to the above-granted premises, and every part and parcel thereof, with the appurtenances.

To have and to hold to the said Grantee, her heirs and assigns forever, together with every contingent remainder and right of reversion.

Wendell Gail Andrews and Dendell Dale Howard, acting solely as Executors of the Estate of Lelas Eugene Howard, for said Lelas Eugene Howard, his heirs, executors and administrators, affirms that they, according to the Last Will and Testament and the Codicil of said Lelas Eugene Howard, are lawfully the Executors of the estate of Lelas Eugene Howard and also have power to convey said real property described herein above. Executors further covenants that they have in all respects made this conveyance pursuant to the authority granted to them, as the Executors of the Estate of Lelas Eugene Howard, by the Last Will and Testament and Codicil of Lelas Eugene Howard, and that they have not done or suffered any act since they became Executors as aforesaid whereby the above-granted premises, or any part thereof, now are, or at any time hereafter, shall or may be impeached, charged, or encumbered in any manner whatsoever.

In witness whereof, Wendell Gail Andrews and Dendell Dale Howard, acting in their capacity as the Executors of the Estate of Lelas Eugene Howard, have executed this deed in Chelsea, Shelby County, Alabama, on this the 8TH day of October, 2013.

Wendell Gail Andrews
Wendell Gail Andrews, as Executor of
The Last Will and Testament and Codicil of
Lelas Eugene Howard, deceased

Dendell Dale Howard
Dendell Dale Howard, as Executor of
The Last Will and Testament and Codicil of
Lelas Eugene Howard, deceased

**STATE OF ALABAMA
COUNTY OF SHELBY**

I, the undersigned authority, a Notary Public in and for said County, in said State, hereby certify that **Wendell Gail Andrews**, whose is named as an Executor of the Last Will and Testament and Codicil of Lelas Eugene Howard, deceased, and who is signing this Deed in said capacity, has signed the foregoing, and who is known to me to be such Executor, acknowledged before me on this day that being informed of the contents of this Deed, she, in her capacity as such Executor, executed the same voluntarily on the day the same bears date.

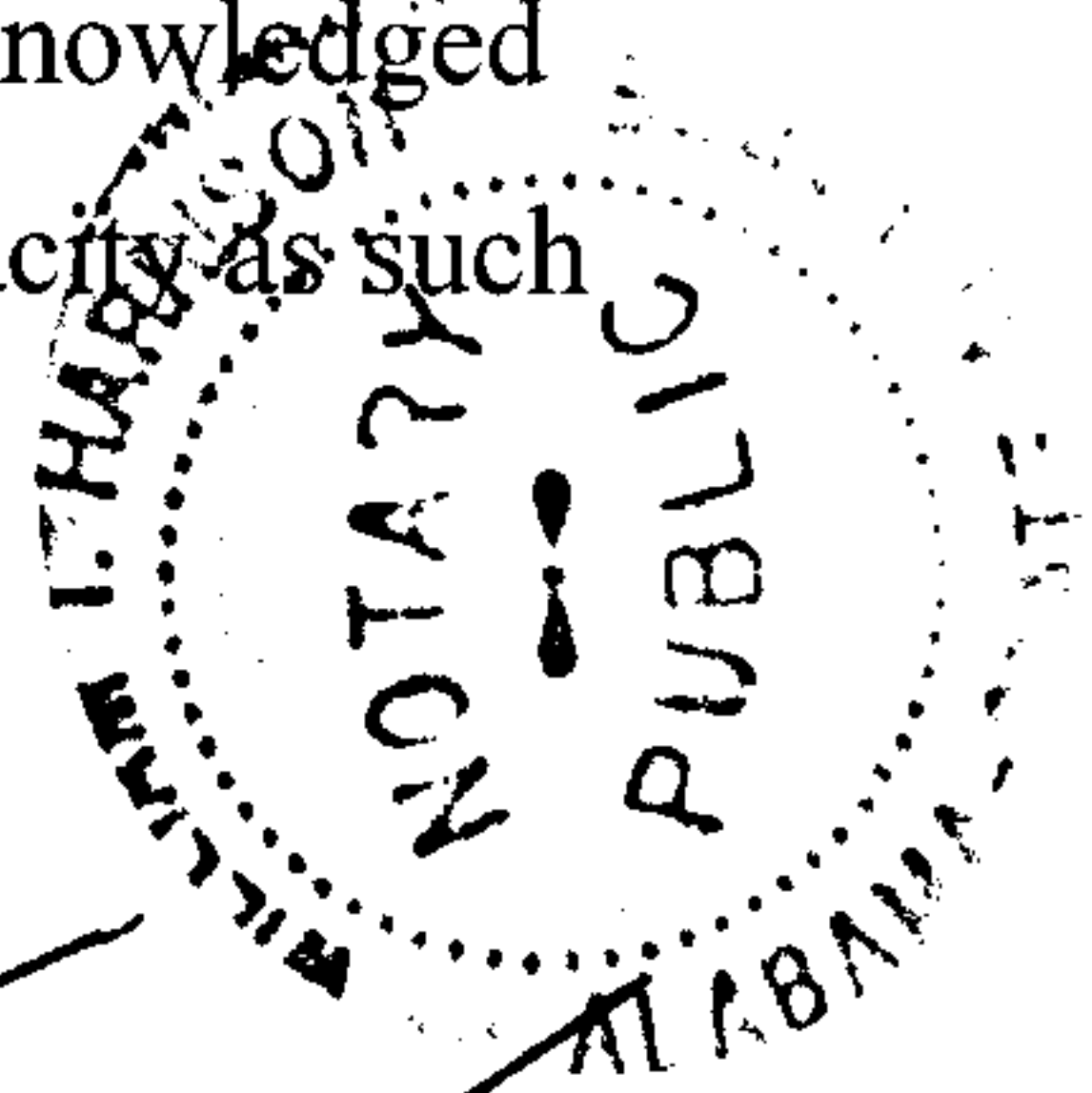
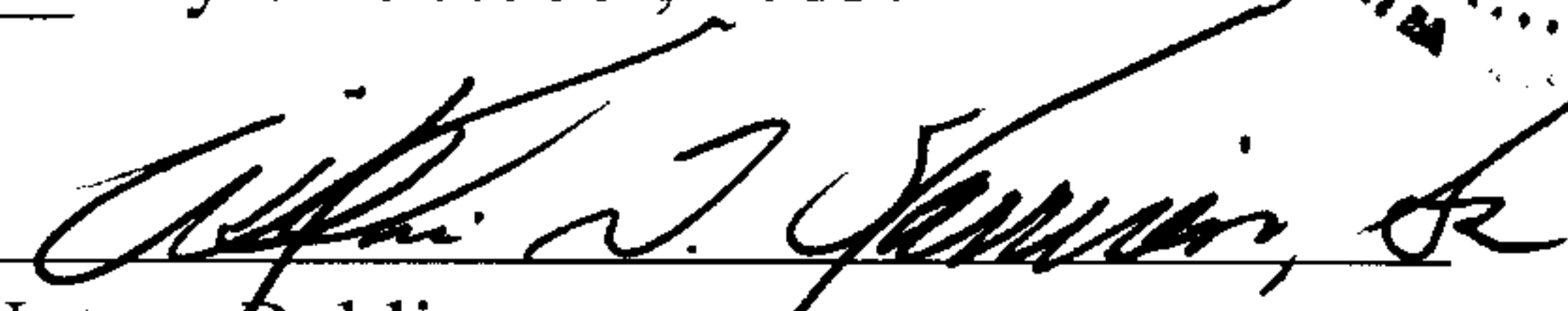
Given under my hand and official seal this 8 day of October, 2013.


William J. Johnson, Jr.
Notary Public
My Commission expires: 9-22-15

STATE OF ALABAMA
COUNTY OF SHELBY

I, the undersigned authority, a Notary Public in and for said County, in said State, hereby certify that **Dendell Dale Howard**, whose is named as an Executor of the Last Will and Testament and Codicil of Lelas Eugene Howard, deceased, and who is signing this Deed in said capacity, has signed the foregoing, and who is known to me to be such Executor, acknowledged before me on this day that being informed of the contents of this Deed, he, in his capacity as such Executor, executed the same voluntarily on the day the same bears date.

Given under my hand and official seal this 8th day of October, 2013.



Notary Public
My Commission expires: 9-22-15


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: EXHIBIT A :

(Parcel 1)

Beginning at the Northwest corner of the NW1/4 of the NW1/4 of Section 8, Township 18 South, Range 2 East, Shelby County, Alabama and run thence Southerly along the West line of said quarter-quarter a distance of 653.98 feet to a steel pin corner; thence turn 90 degrees, 57 minutes, 46 seconds left and run Easterly a distance of 332.27 feet to a steel pin corner; thence turn 88 degrees, 58 minutes, 04 seconds left and run Northerly a distance of 654.46 feet to a steel pin corner on the North line of said Section 8; thence turn 91 degrees, 06 minutes, 43 seconds left and run Westerly along the said North line of said Section 8 a distance of 333.07 feet to the point of beginning. Containing 5.0 acres and subject to any and all easements, agreements, restrictions and/or limitations of probated record, regulation and/or applicable law.

Also, an Easement for ingress and egress to the above described Parcel 1. Said Easement is to be 20 feet wide and is to run from Shelby County Highway #55 to the West boundary of Parcel 1, described herein above. Said Easement is to run along the South line of Parcel 2 as described and devised to Callie Joyce Stancil by that certain Will of Lelas Eugene Howard that is recorded in the Shelby County Probate Court, Estate number PR-2012-000277 and was filed for probate on May 15, 2012. Said Easement is also to run along the South line of Parcel 3 as described and devised to Wendell Gail Andrews by that certain Will of Lelas Eugene Howard that is recorded in the Shelby County Probate Court, Estate number PR-2012-000277 and was filed for probate on May 15, 2012.

This being one and the same parcel of land described at Item Three (a) in that certain Will of Lelas Eugene Howard that is recorded in the Shelby County Probate Court, Estate number PR-2012-000277 and was filed for probate on May 15, 2012 and which devises said land to Alma Jean Howard.


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This Document must be filed in accordance with Code of Alabama 1975, Section 40.22.1

Grantee's Name: Alma Jean Howard
Mailing Address: 9757 Highway 185
St. George, Georgia 31562

Date of Sale 10-8-13
Total Purchase Price \$ _____
or
Actual Value \$ _____
or
Assessor's Market Value \$ 17,777.50

 Appraisal
 x Other – Property Tax Office

If the conveyance document presented for recordation contains all of the required information referenced above, the filing of this form is not required.

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