

WARRANTY DEED

20140123000022980 1/2 \$64.50  
Shelby Cnty Judge of Probate, AL  
01/23/2014 02:59:08 PM FILED/CERT

STATE OF ALABAMA  
Shelby COUNTY

KNOW ALL MEN BY THESE PRESENTS, that in consideration of the sum of Two Hundred Thirty-Six Thousand Two Hundred and 00/100 (\$236,200.00) and other valuable considerations to the undersigned Grantor(s) in hand paid by the Grantee(s) herein, the receipt of which is hereby acknowledged, I/we STEPHEN R. JONES and REBECCA JANE JONES, HUSBAND AND WIFE herein referred to as Grantor(s), do hereby GRANT, BARGAIN, SELL AND CONVEY unto JENNIFER E. PARKER, referred to as Grantee(s), his/her/their heirs and assigns, the following described real estate, situated in Shelby County, State of Alabama, to wit:

LOT 21, BLOCK 2, ACCORDING TO THE SURVEY OF KIRKWALL, A SUBDIVISION OF INVERNESS, AS RECORDED IN MAP BOOK 6, PAGE 152, IN THE PROBATE OFFICE OF SHELBY COUNTY, ALABAMA.

\$188,960.00 OF THE ABOVE CONSIDERATION WAS PAID FROM THE PROCEEDS OF THAT MORTGAGE CLOSED SIMULTANEOUSLY HERewith.

SUBJECT TO: EASEMENTS, RESTRICTIVE COVENANTS AND AD VALOREM TAXES OF RECORD.

TO HAVE AND TO HOLD, the aforegranted premises to the said GRANTEE(S), his/her/their heirs and assigns FOREVER.

And GRANTOR(S) do covenant with the said GRANTEE(S), his/her/their heirs and assigns, that they have lawfully seized in fee simple of the aforementioned premises; that they are free from all encumbrances, except as hereinabove provided; that they have a good right to sell and convey the same to the GRANTEE(S), his/her/their heirs and assigns, and that GRANTOR(S) will WARRANT and DEFEND the premises to the said GRANTEE(S), his/her/their heirs and assigns forever, the lawful claims and demands of all persons, except as hereinabove provided.

IN WITNESS WHEREOF, I/we have hereunto set my/our hand and seal this 2<sup>ND</sup> day of JANUARY, 2014.

Stephen R. Jones  
STEPHEN R. JONES

Rebecca Jane Jones  
REBECCA JANE JONES

STATE OF GEORGIA  
DEKALB COUNTY

I, the undersigned, a Notary Public in and for said County and State hereby certify that STEPHEN R. JONES and REBECCA JANE JONES whose name(s) is/are signed to the foregoing conveyance, and who is/are known to me, acknowledged before me on this day, that being informed of the contents of the conveyance, he/she/they executed the same voluntarily on the day the same bears date.

GIVEN under my hand and seal this 2 day of JANUARY, 2014.

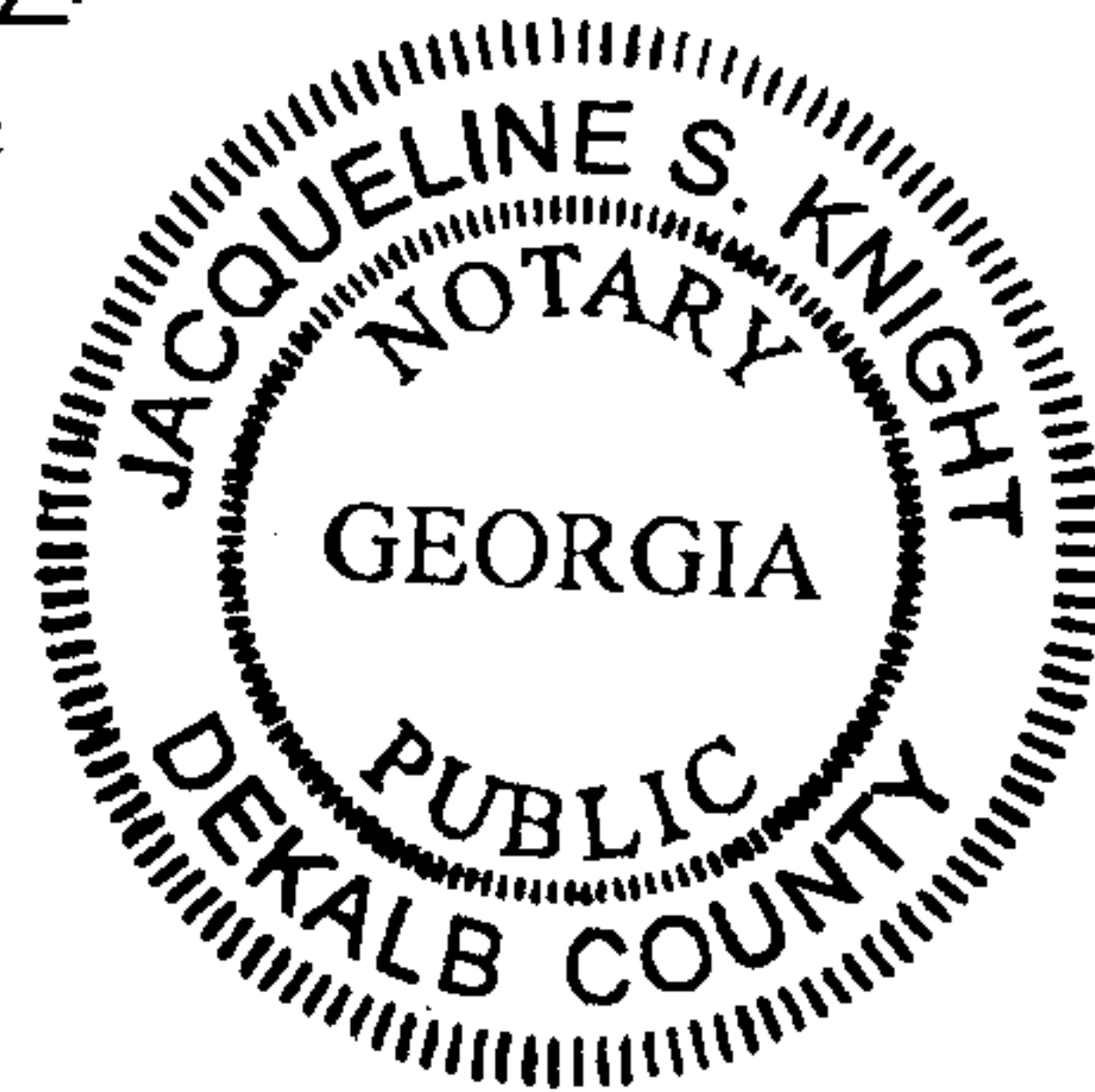
My Commission Exp:

Jacqueline S. Knight  
Notary Public

Notary Public, DeKalb County, Georgia  
My Commission Expires February 27, 2015

THIS INSTRUMENT PREPARED BY:  
THE SNODDY LAW FIRM, LLC  
2105 DEVEREUX CIRCLE, SUITE 101  
BIRMINGHAM, ALABAMA 35243

SEND TAX NOTICE TO:  
JENNIFER E. PARKER  
2900 KIRKCALDY LANE  
BIRMINGHAM, AL 35242



Shelby County, AL 01/23/2014  
State of Alabama  
Deed Tax: \$47.50



Real Estate Sales Validation Form

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

Grantor's Name STEPHEN R. JONES  
Mailing Address: P.O. Box 27285  
PANAMA CITY  
FLORIDA 32411  
Property Address 2900 KIRKCALDY LANE  
BIRMINGHAM, AL 35242

Grantee's Name JENNIFER E. PARKER  
Mailing Address: 2900 KIRKCALDY LANE  
BIRMINGHAM, AL 35242

Date of Sale : \_\_\_\_\_

Total Purchaser Price \$236200.00

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

\_\_\_\_ Appraisal

\_\_\_\_ Sales Contract

\_\_\_\_ Other \_\_\_\_\_

  x   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 of 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 Sec. 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 Sec. 40-22-1 (h).

Date 1/02/2014

Print STEPHEN R. JONES

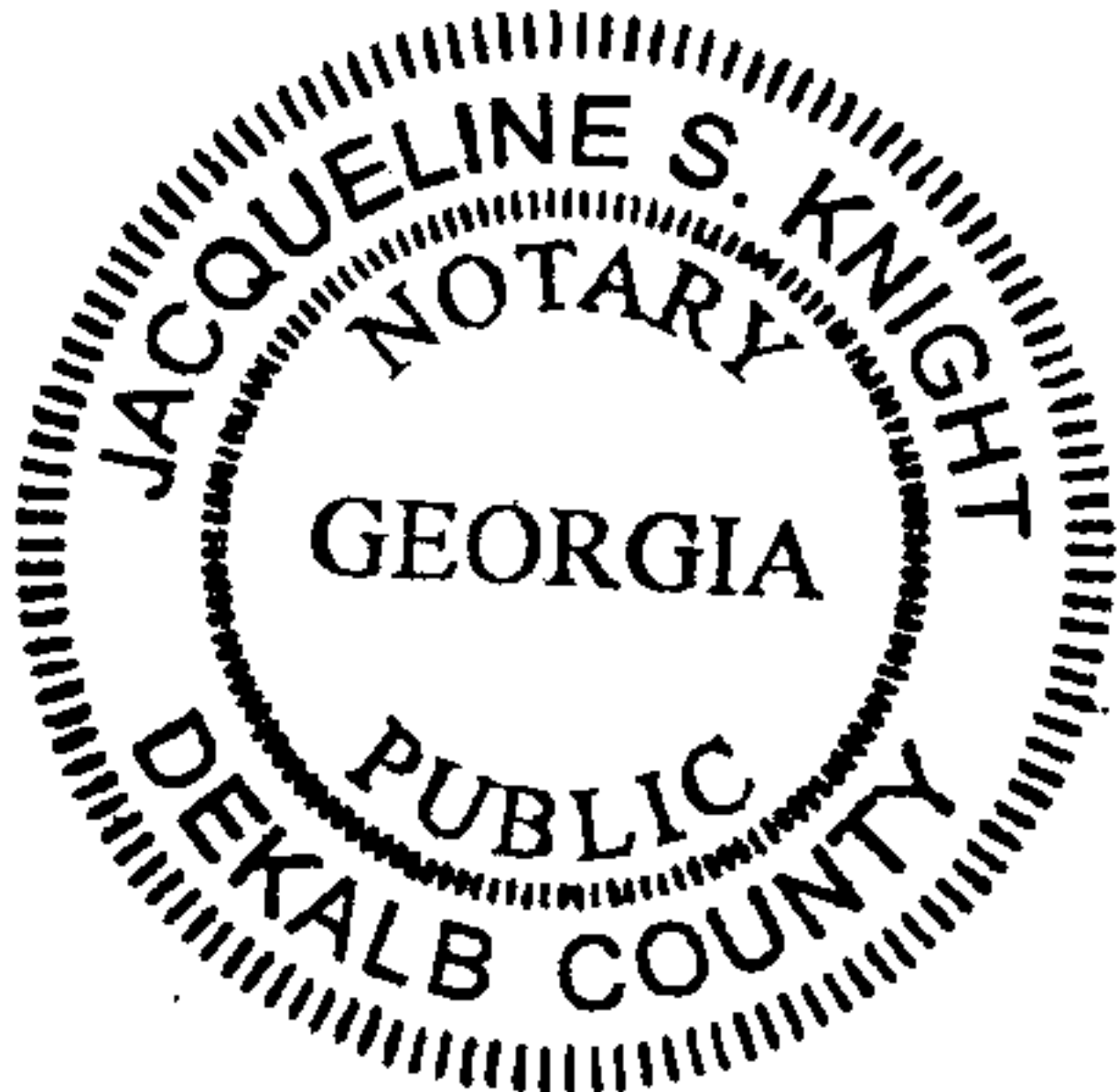
Unattested Jacqueline S. Knight

Sign [Signature]

(verified by) (Notary)

(Grantor/Grantee/Owner/Agent) circle one

Notary Public, DeKalb County, Georgia  
My Commission Expires February 27, 2015



20140123000022980 2/2 \$64.50  
Shelby Cnty Judge of Probate, AL  
01/23/2014 02:59:08 PM FILED/CERT