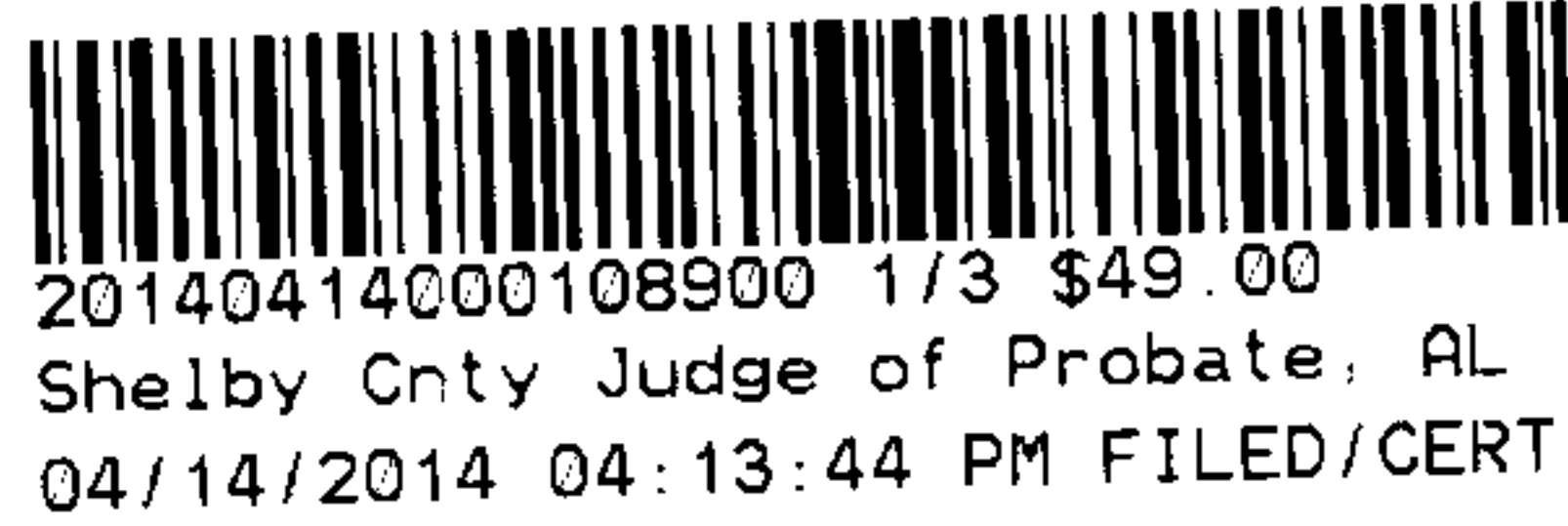


This instrument was prepared by
Sandy F. Johnson
Attorney at Law
3170 Highway 31 South
Pelham, Alabama 35124



Send Tax Notice to: Alejandro Reynosa and
(Name) Jaime Perez Candia
(Address) 557 Hwy 315
Columbianas AL 35051

Statutory Warranty Deed, Jointly For Life With Remainder To Survivor

STATE OF ALABAMA
SHELBY COUNTY

KNOW ALL MEN BY THESE PRESENTS.

That in consideration of **Twenty Nine Thousand Dollars and 00/100 (\$29,000.00)** to the undersigned grantor or grantors in hand paid by the GRANTEES herein, the receipt whereof is acknowledged, we,

David W. Perry and wife, Bethany G. Perry

(herein referred to as grantors) do grant, bargain, sell and convey unto

Alejandro Reynosa and Jaime Perez Candia

(herein referred to as GRANTEES) for and during their joint lives and upon the death of either of them, then to the survivor of them in fee simple, the following described real estate situated in Shelby County, Alabama to-wit:

Commence at the NW corner of the NE ¼ of the NW ¼ of Section 26, Township 21 South, Range 1 West; thence run South 1 deg. 51 min. East a distance of 447.00 feet to a point on the South right of way line of the Southern Railroad to an iron pin and the NE corner of Columbiana Homes, Inc. Housing Project; thence continue South 1 deg. 51 min. East a distance of 791.19 feet to a point on the South right of way line of Alabama Highway No. 70; thence turn an angle of 99 deg. 12 min. to the left and run along the South right of way line of said highway a distance of 246.01 feet to the point of beginning; thence continue in the same direction along the South right of way line of said Highway a distance of 100.00 feet; thence turn an angle of 90 deg. 00 min. to the right and run a distance of 200.00 feet; thence turn an angle of 90 deg. 00 min. to the right and run a distance of 100.00 feet; thence turn an angle of 90 deg. 00 min. to the right and run a distance of 200.00 feet to the point of beginning. Situated in Shelby County, Alabama.

\$0.00 of the consideration recited herein is from the proceeds of a purchase money mortgage of even date herewith.

Subject to all recorded and unrecorded easements, covenants, restrictions, rights of way, overlaps and encroachments, if any, affecting the property, ad valorem taxes for the year 2014 which are a lien but which are not yet due and payable, and ad valorem taxes for future years.

TO HAVE AND TO HOLD to the said GRANTEES 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 for such survivor forever.

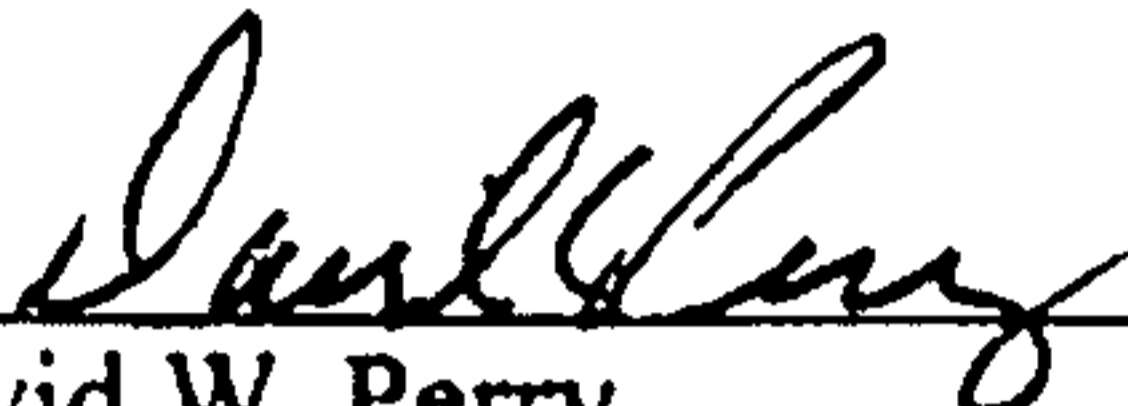
Shelby County, AL 04/14/2014
State of Alabama
Deed Tax: \$29.00

20140414000108900 2/3 \$49.00
Shelby Cnty Judge of Probate: AL
04/14/2014 04:13:44 PM FILED/CERT

04/14/2014 04:13:44 PM DEEDS 2/3

TO HAVE AND TO HOLD, to the said **GRANTEES** 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 for such survivor forever, provided however, that **GRANTOR** makes no warranty or covenant respecting the nature of the quality of the title to the property hereby conveyed other than that the **GRANTOR** has neither permitted or suffered any lien, encumbrance or adverse claim to the property described herein since the date of acquisition thereof by the **GRANTOR**.

IN WITNESS WHEREOF, the said **GRANTOR**, by Grantor, who is authorized to execute this conveyance, hereunto set his hand(s) and seal(s) this 14th day of **April**, 2014.



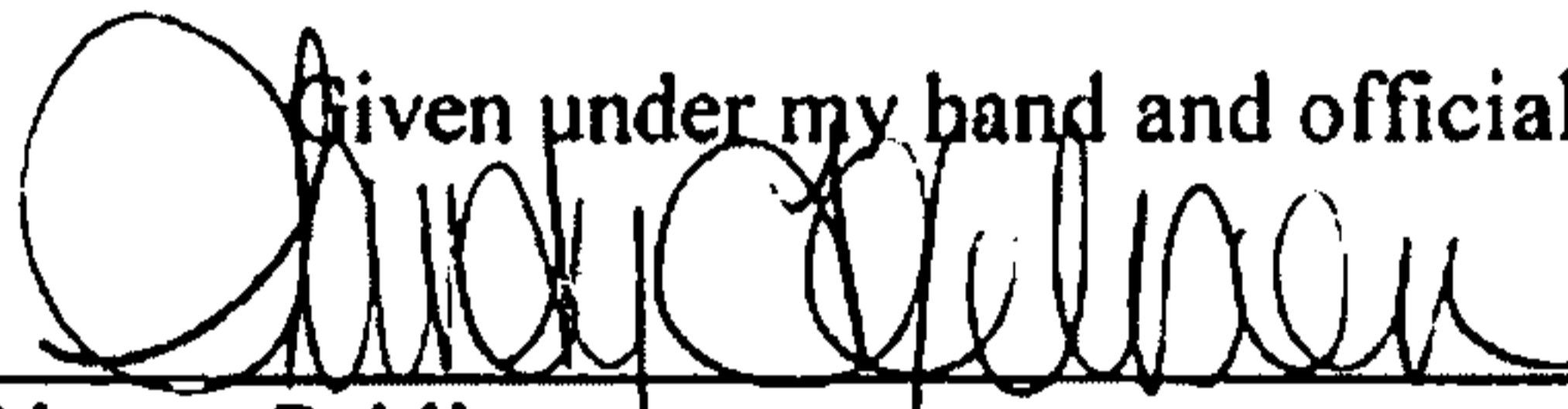
David W. Perry



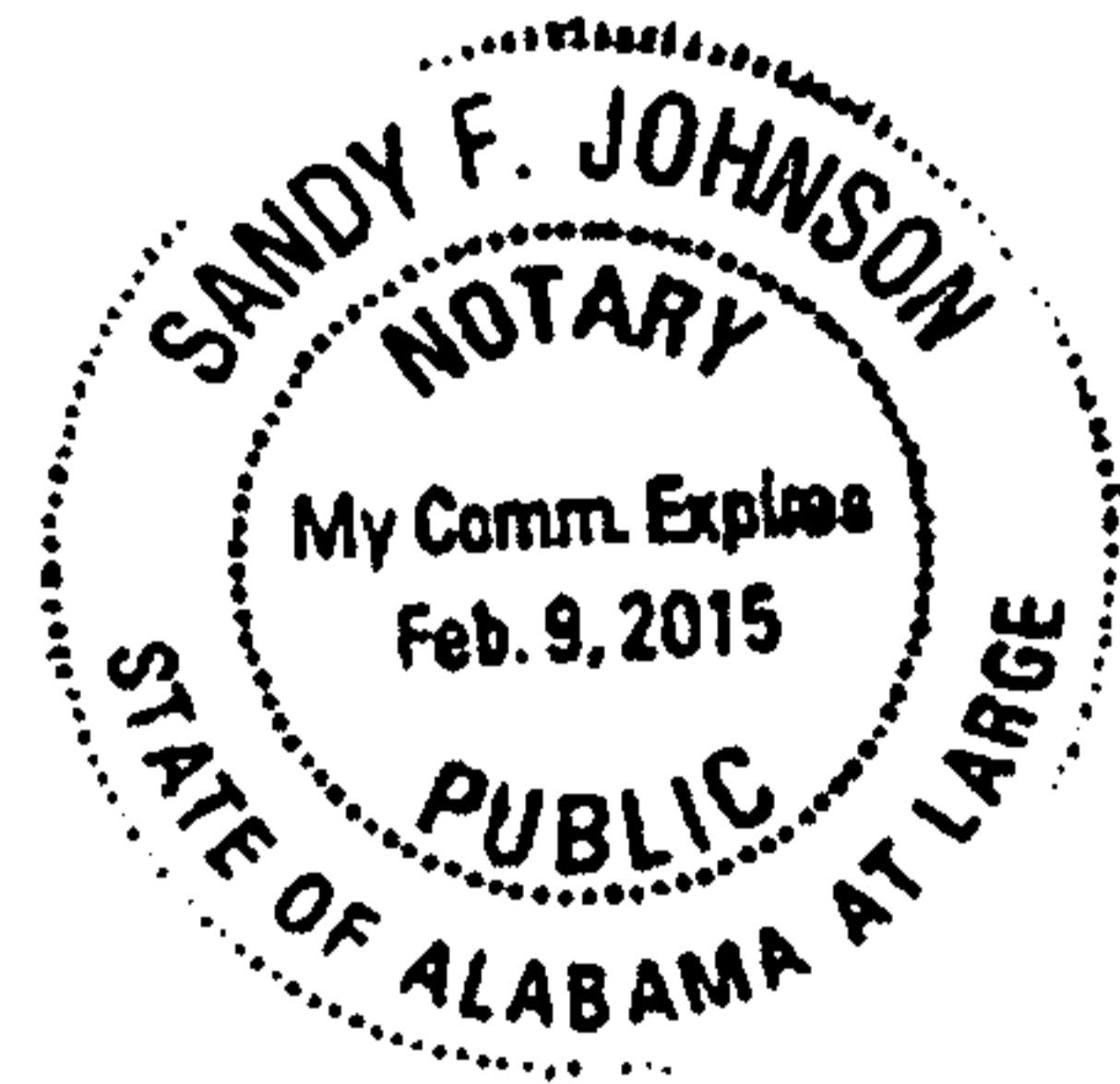
Bethany G. Perry

STATE OF ALABAMA)
SHELBY COUNTY)

I, the undersigned, a Notary Public in and for said County, in said State, hereby certify that David W. Perry and Bethany G. Perry, whose names are signed to the foregoing conveyance, and who are known to me, acknowledged before me on this day, that, being informed of the contents of the conveyance, they executed the same on the day same bears date.

Given under my hand and official seal on the 14th day of April, 2014.


Notary Public
Commission Expires:



Grantor's Name David W. Perry and Bethany G. Perry

Grantee's Name Alejandro Reynosa and Jaime Perez Candia

Mailing Address 321 W. College Street
Columbiana, AL 35051

Mailing Address 557 Hwy 315
Columbiana AL 35051

Property Address 321 W. College Street
Columbiana, AL 35051

Date of Sale April 14, 2014
Total Purchase Price \$29,000.00
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
 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 - David W. Perry and Bethany G. Perry, 321 W. College Street, Columbiana, AL 35051.

Grantee's name and mailing address - Alejandro Reynosa and Jaime Perez Candia, . .

Property address - 321 W. College Street, Columbiana, AL 35051

Date of Sale - April 14, 2014.

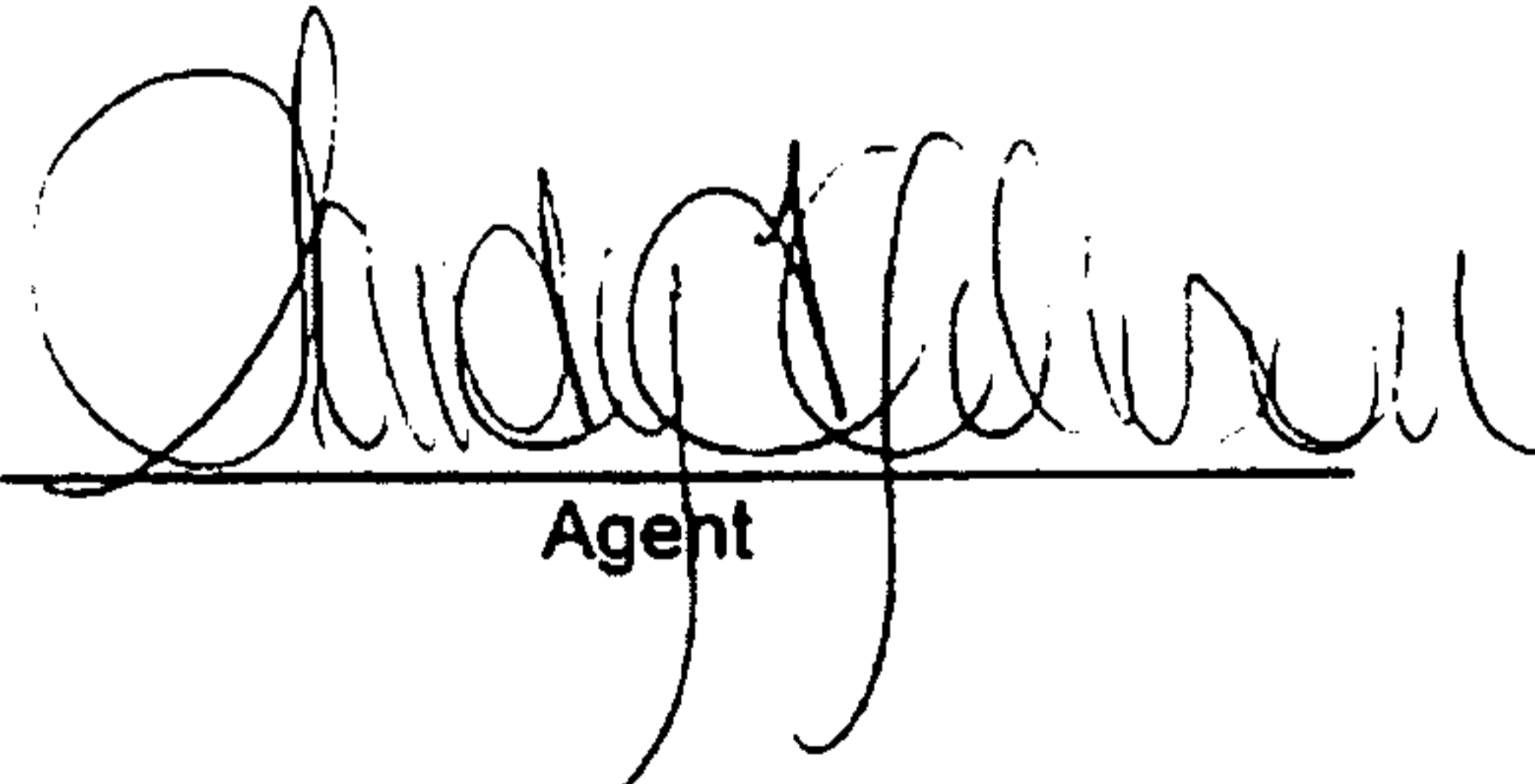
Total purchase price - The total amount paid for the purchase of the property, both real and personal, being conveyed by the instrument offered for record.


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: April 14, 2014

Sign 
Agent


20140414000108900 3/3 \$49.00
Shelby Cnty Judge of Probate, AL
04/14/2014 04:13:44 PM FILED/CERT