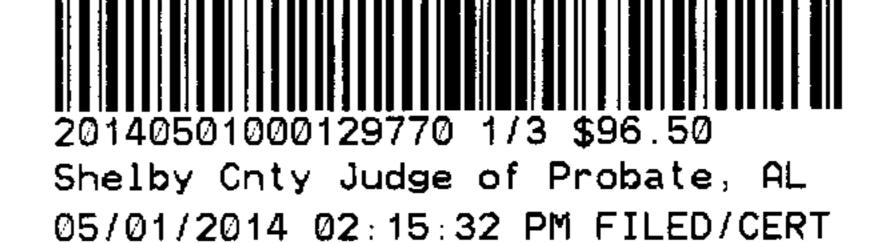
Send tax notice to:

JAMES Heating
1436 Whirlaway C+
Helena Al 35080
NTC 1400056
STATE OF ALABAMA
Shelby COUNTY

This instrument prepared by: Stewart & Associates, P.C. 3595 Grandview Pkwy, #645 Birmingham, Alabama 35243





KNOW ALL MEN BY THESE PRESENTS:

That in consideration of Seventy Five Thousand One Hundred and 00/100 Dollars (\$75,100.00) in hand paid to the undersigned, Perry T. Blackerby, a married man by and through his attorney-in-fact, Sarah Crocker (hereinafter referred to as "Grantor"), by James L. Keating and Suzanne B. Keating, Trustees of the James L. Keating Revocable Trust dated October 3, 1990, and any amendments thereto (hereinafter referred to as "Grantee"), the receipt and sufficiency of which are hereby acknowledged, Grantor does, by these presents, grant, bargain, sell, and convey unto Grantee, the following described real estate situated in Shelby County, Alabama, to-wit:

Lot 87, according to the Survey of Chase Creek Townhomes Phase Two, as recorded in Map Book 19, Page 160, in the Probate Office of Shelby County, Alabama.

SUBJECT TO:

ADVALOREM TAXES DUE OCTOBER 01, 2014 AND THEREAFTER. BUILDING AND SETBACK LINES, RESTRICTIONS, COVENANTS AND CONDITIONS OF RECORD.

The above referenced property is not the homestead of the grantor or his spouse.

The Grantor does for himself, his heirs and assigns, covenant with Grantee, its successors and and assigns, that he is lawfully seized in fee simple of said premises; that it is free from all encumbrances except as noted above; that he has a good right to sell and convey the same as aforesaid; and that hes, and his heirs, executors, administrators shall warrant and defend the same to the said Grantee, its successors and assigns forever, against the lawful claims of all persons.

TO HAVE AND TO HOLD to Grantee, its successors and assigns forever.

Shelby County, AL 05/01/2014 State of Alabama Deed Tax:\$75.50 IN WITNESS WHEREOF, Grantor has set his signature and seal on this, the 31st day of March, 2014.

Perry T. Blackerby, by and through his attorney-in-fact, Sarah Crocker

Through his attorney in fact

20140501000129770 2/3 \$96.50 Shelby Cair

Shelby Cnty Judge of Probate, AL 05/01/2014 02:15:32 PM FILED/CERT

STATE OF ALABAMA COUNTY OF JEFFERSON

I, the undersigned, a Notary Public in and for said County, in said State, hereby certify that Sarah Crocker as attorney-in-fact, for Perry T. Blackerby, a married man, whose name 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 the said instrument, she executed the same voluntarily and in her capacity as attorney-in-fact for Perry T. Blackerby on the day the same bears date.

Given under my hand and official seal this, the 31st_day of March, 2014.

(Notary Seal)

Mar. 2.

Mar

Notary Public Print Name:

ommission Expires:

20140501000129770 3/3 \$96.50 Shelby Cnty Judge of Probate, AL

05/01/2014 02:15:32 PM FILED/CERT

Form RT-1

Real Estate Sales Validation Form

This	Document must be filed in acco	ordance with	Code of Alaba	 ma 1975. Secti	on 40-22-1
Grantor's Name Mailing Address	Perry Blackerby 4408 Crossings Bhane 35242	L _/) . 1	Grantee's N Mailing Add		us Keatino.
Property Address	172 Chase Creek Pelhan 17-1 3512	.	Date of all Purchase For all Value		3-31-14 5, co
		Assesso	or or's Market V		
Bill of Sale Sales Contrac Closing Stater		entary evide Appra	ence is not real	equired)	
above, the filing of	focument presented for reco this form is not required.	rdation con	tains all of the	e required in	formation referenced
Grantor's name and to property and the	d mailing address - provide to r current mailing address.	Instruction: he name of	s the person o	r persons co	nveying interest
Grantee's name and to property is being	d mailing address - provide t conveyed.	he name of	the person c	or persons to	whom interest
Property address -	the physical address of the p	roperty beir	ng conveyed	if available	
Date of Sale - the d	ate on which interest to the p	property was	s conveyed.		
Total purchase price	e - the total amount paid for the instrument offered for red	the nurchae	•		al and personal,
Actual value - if the conveyed by the ins licensed appraiser of the conveyed appraise.	property is not being sold, the trument offered for record. The the assessor's current man	e true value his may be ket value.	of the property of the propert	erty, both rea y an appraisa	I and personal, being all conducted by a
responsibility of valu	ed and the value must be det e valuation, of the property a ing property for property tax Alabama 1975 § 40-22-1 (h)	Durbosos w			
attest, to the best of accurate. I further unof the penalty indicate	f my knowledge and belief the derstand that any false state ed in Code of Alabama 1975	nat the inforements clair 5 § 40-22-1	mation conta ned on this f (h).	ined in this done orm may res	locument is true and ult in the imposition
Date 3-31-14		Print	The same of the sa	THE THE PARTY OF T	
Unattested		Sign	A STATE OF THE PARTY OF THE PAR	The state of the s	
	(verified by)		(Grantor/Gran	ntee/Owner/A	gent) circle one