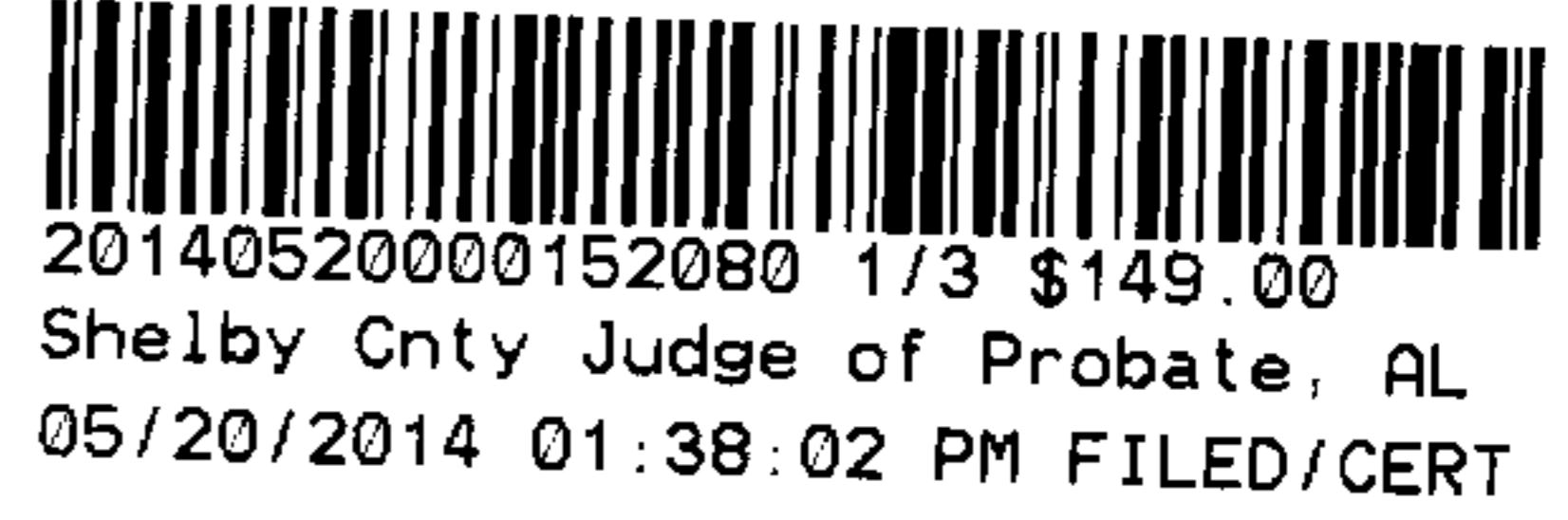


SEND TAX NOTICE TO:

Mr. & Mrs. Thomas E. Powell
5448 Hickory Ridge Dr.
Birmingham, AL 35242

Prepared by:

Morris J. Princiotta, Jr.
Attorney at Law
2100-C Rocky Ridge Road
Birmingham, Alabama 35216



STATE OF ALABAMA:
JEFFERSON COUNTY:

**WARRANTY DEED
JOINT TENANTS WITH RIGHT OF SURVIVORSHIP**

KNOW ALL MEN BY THESE PRESENTS, that in consideration of **ONE HUNDRED AND TWENTY-NINE THOUSAND AND NO/100.....(\$129,000.00) Dollars**, to the undersigned GRANTORS in hand paid by the GRANTEES herein, the receipt whereof is acknowledged, we, **GERALD G. FERLISI and ARLENE E. FERLISI, Husband and Wife (herein referred to as GRANTORS)**, do grant, bargain, sell and convey unto **THOMAS E. POWELL and TARA C. POWELL (herein referred to as GRANTEES)** as joint tenants, with right of survivorship, the following described real estate situated in **SHELBY** County, Alabama, to-wit:

Lot 29, according to the Survey of Fowler's Lake Estates, as recorded in Map Book 3, Page 148, in the Probate Office of Shelby County, Alabama.

Subject to:

1. Property taxes for 2014 and subsequent years, not yet due and payable.
2. Easements and building line as shown on recorded map.
3. Restrictions and covenants appearing of record in Inst. No. 1998-33073 and Real 203, Page 347.
4. Riparian rights associated with the Lake under applicable State and/or Federal law.
5. Except any part lying within Lake.
6. Title to all minerals within and underlying the premises, together with all mining rights and other rights, privileges and immunities relating thereto, including release of damages, are not warranted herein.

TO HAVE AND TO HOLD Unto the said GRANTEES as joint tenants, with right of survivorship, their heirs and assigns, forever; it being the intention of the parties to this conveyance, that (unless the joint tenancy hereby created is severed or terminated during the joint lives of the grantees herein) in the event one grantee survives the other, the entire interest in fee simple shall pass to the surviving grantee, and if one does not survive the other, then the heirs and assigns of the grantees herein shall take as tenants in common.

And we do for ourselves and for our heirs, executors, and administrators covenant with the said GRANTEES, their heirs and assigns, that we are lawfully seized in fee simple of said premises; that they are free from all encumbrances, unless otherwise noted above; that we have a good right to sell and convey the same as aforesaid; that we will and our heirs, executors and administrators shall warrant and defend the same to the said GRANTEES, their heirs and assigns forever, against the lawful claims of all persons.

IN WITNESS WHEREOF, I have hereunto set my hand and seal, this 16th day of May, 2014.



GERALD G. FERLISI (Seal)

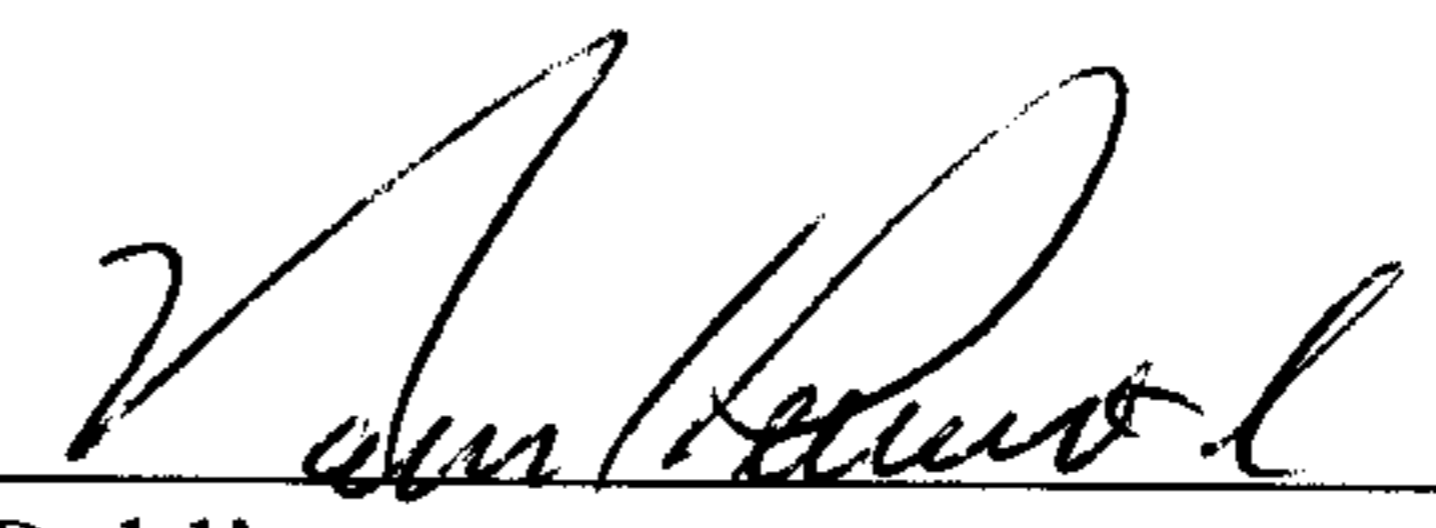


ARLENE E. FERLISI (Seal)

STATE OF ALABAMA:
JEFFERSON COUNTY:

I, the undersigned, a Notary Public in and for said County, in said State, hereby certify that **GERALD G. FERLISI and ARLENE E. FERLISI, Husband and Wife**, 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 voluntarily on the day the same bears date.

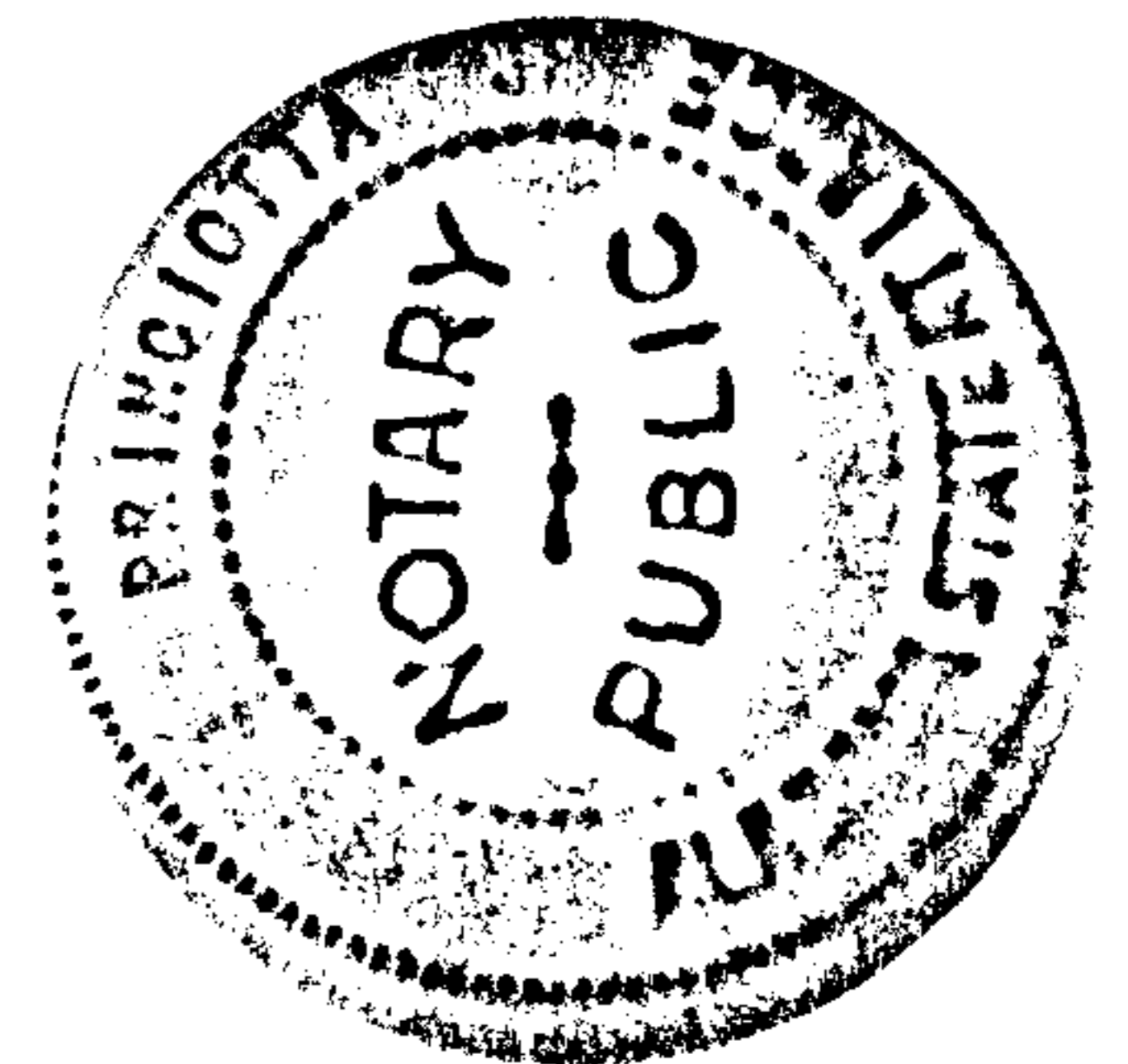
Given under our hands and official seals this 16th day of May, 2014.



Notary Public

My Commission Expires: _____

NOTARY PUBLIC STATE OF ALABAMA AT LARGE
MY COMMISSION EXPIRES: Nov 5, 2015
BONDED THRU NOTARY PUBLIC UNDERWRITERS



20140520000152080 2/3 \$149.00
Shelby Cnty Judge of Probate, AL
05/20/2014 01:38:02 PM FILED/CERT

Real Estate Sales Validation Form

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

Grantor's Name Gerald G. Ferlisi &
Mailing Address Arlene E. Ferlisi
440 Barkshire Lane
Roswell, GA 30076

Grantee's Name Thomas E. Powell &
Mailing Address Tara C. Powell
5448 Hickory Ridge Dr.
Birmingham, AL 35242

Property Address Fowler's Lake Lot 29
Birmingham, AL 35242

Date of Sale 5/16/2014
Total Purchase Price \$ 129,000.00

or
Actual Value \$

or
Assessor's Market Value \$



20140520000152080 3/3 \$149.00
Shelby Cnty Judge of Probate, AL
05/20/2014 01:38:02 PM FILED/CERT

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
X 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 5/16/2014

Unattested
(verified by)

Print Gerald G. Ferlisi

Sign [Signature]
(Grantor/Grantee/Owner/Agent) circle one