

STATE OF ALABAMA :

COUNTY OF SHELBY :

**WARRANTY DEED**

KNOW ALL MEN BY THESE PRESENTS, that **Equivest Financial, LLC, a Limited Liability Company** ("Grantor"), for and in consideration of the sum of **Three Thousand Eight Hundred Fifty and NO/100 Dollars (\$3,850.00)** in cash and other good and valuable consideration, in hand paid to the Grantor by **Soloine Madison, a single woman** ("Grantee"), the receipt and sufficiency of which is hereby acknowledged, subject to all matters and things hereinafter set forth, has this day bargained and sold and by these presents does hereby GRANT, BARGAIN, SELL AND CONVEY unto the said Grantee, all that real property situated in the County of Shelby, State of Alabama, described as follows, to-wit:

**See Attached Legal Description**

TOGETHER WITH ALL AND SINGULAR, the rights, members, privileges and appurtenances thereunto belonging, or in anywise appertaining.

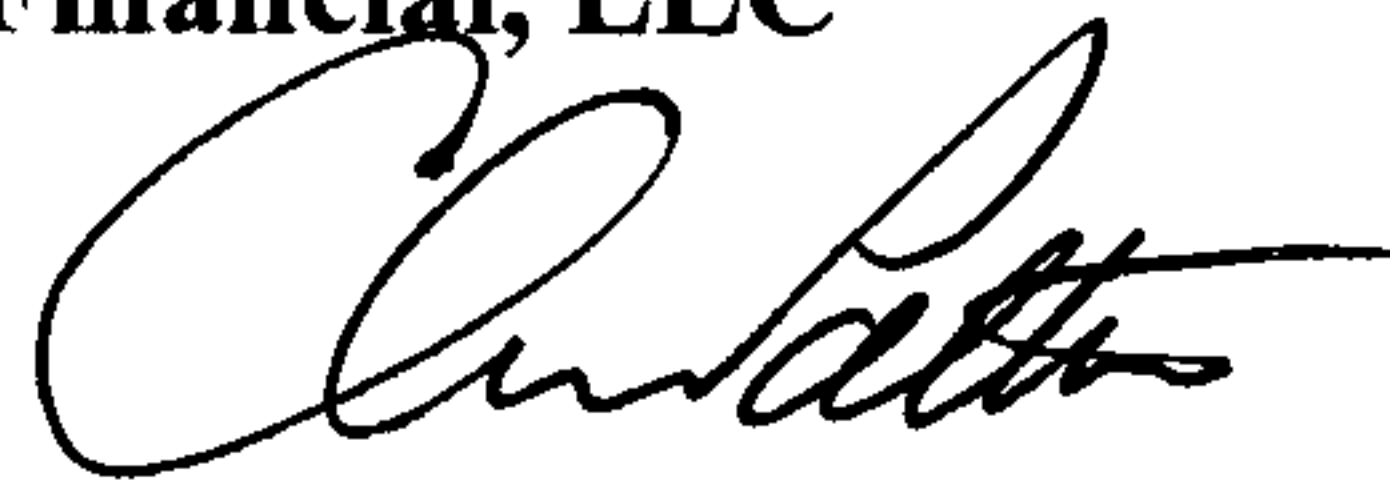
TO HAVE AND TO HOLD the said above described property unto the said Grantee, in fee simple, and to the heirs and assigns of Grantee, FOREVER.

And, except as to the above and taxes hereafter falling due which are assumed by the Grantee, Grantor does, for Grantor and the successors and assigns of Grantor, hereby covenant with the Grantee that Grantor is seized of an indefeasible estate in fee simple in said property, is in quiet and peaceable possession thereof, that said property is free and clear of all encumbrances, and that Grantor does hereby WARRANT AND WILL FOREVER DEFEND the title to said property and the quiet and peaceable possession thereof, unto the Grantee, and to the heirs and assigns of the Grantee, against the lawful claims of all persons whomsoever.

IN WITNESS WHEREOF, Grantor, has hereunto caused its corporate name to be signed on this the **18th** day of **July, 2014**.


**Equivest Financial, LLC**

By:



Chris Patterson  
Assistant Vice President

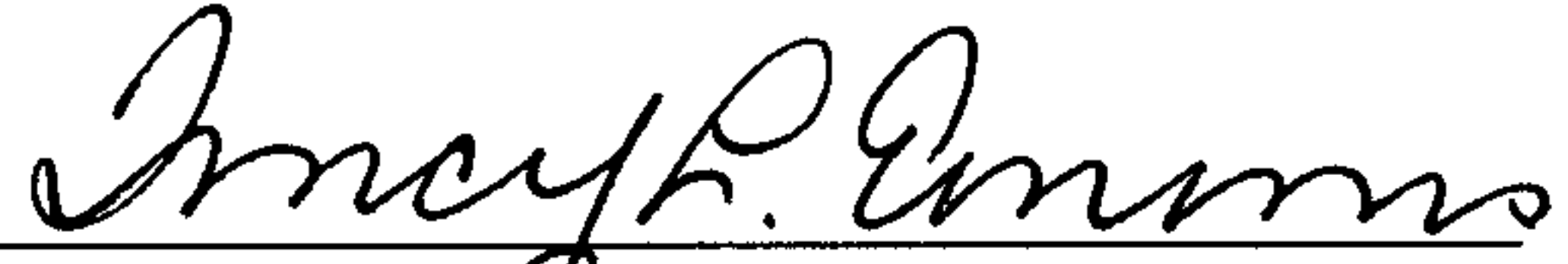
Shelby County, AL 07/24/2014  
State of Alabama  
Deed Tax:\$4.00

  
20140724000226720 1/4 \$27.00  
Shelby Cnty Judge of Probate, AL  
07/24/2014 09:13:52 AM FILED/CERT

STATE OF MICHIGAN  
COUNTY OF INGHAM

I, the undersigned authority, a Notary Public in and for said County in said State, hereby certify that **Chris Patterson** whose name as Assistant Vice President of **Equivest Financial, LLC, a Limited Liability Company** 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 said instrument, he, as such Assistant Vice President and with full authority, executed the same voluntarily for and as the act of said Corporation on the day the same bears date.

Given under my hand and seal this the **18th** day of **July, 2014**.

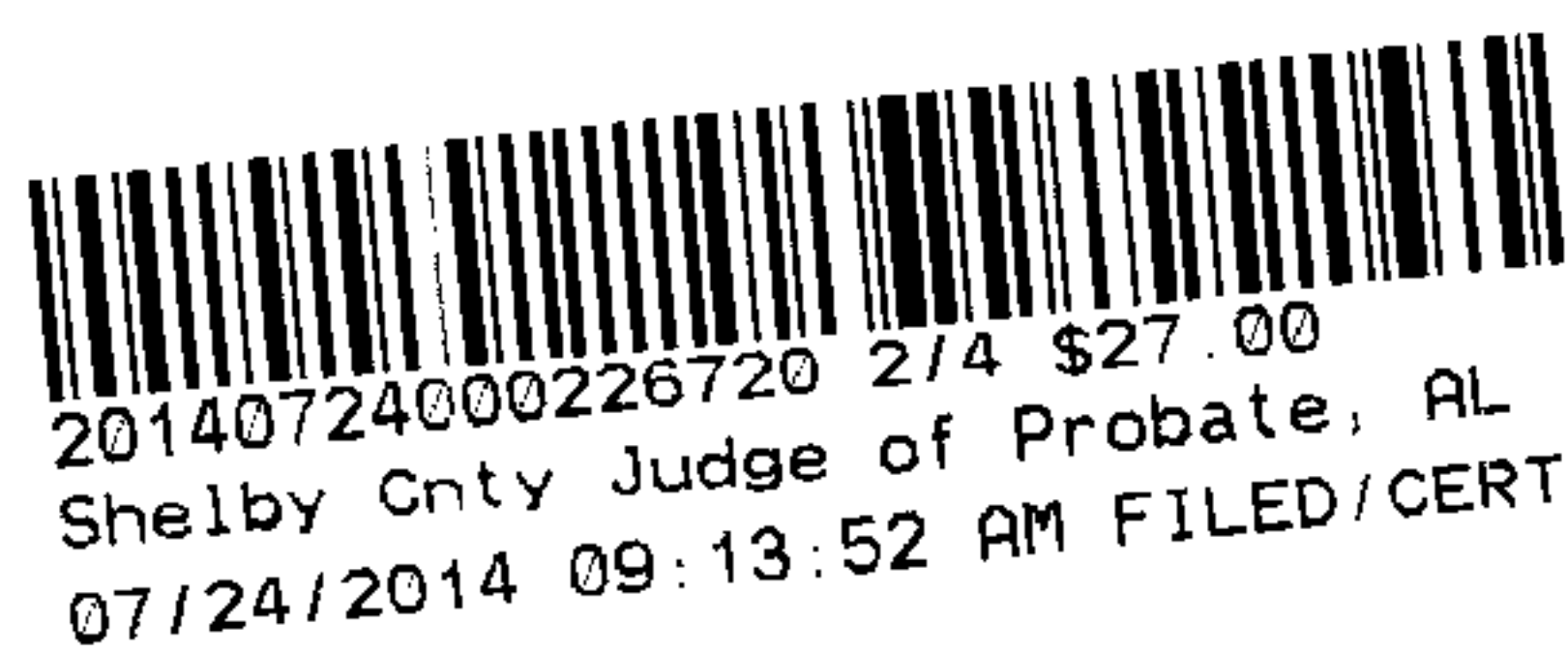


Tracy L. Emmons, NOTARY PUBLIC  
State of Michigan, Ingham County  
My Commission Expires: 9/27/2018  
Acting in Ingham County

Address of Grantor:  
241 E. Saginaw  
East Lansing, MI 48823

Address of Grantee:  
145 Buie Rd.  
Columbiana, AL 35051

THIS INSTRUMENT PREPARED BY:  
Tracy Emmons (332147)  
First National Bank of America  
241 E. Saginaw  
East Lansing, MI 48823



Begin at the Southeast corner of the Northeast 1/4 of Section 1, Township 22 South, Range 1 West; thence run North along the East line of this said Section, a distance of 160 feet to a starting point; thence continue along this East line of said Section, a distance of 80 feet; thence turn left and parallel to the South line of said Section and run a distance of 269.677 feet; thence South for a distance of 80 feet; thence East along the North line of the plot of land conveyed to Chris Washington and wife, Lucy Washington, a distance of 269.57 feet to the point of beginning. Situated in Shelby County, Alabama.



20140724000226720 3/4 \$27.00  
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# ALRESVReal Estate Sales Validation Form

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

Grantor's Name	Equivest Financial, LLC	Grantee's Name	Soloine Madison
Mailing Address	P.O. Box 980 East Lansing, MI 38826	Mailing Address	145 Buie Road Columbiana, AL 35051
Property Address	241 Buie Road Columbiana, AL 35051	Date of Sale	July 18, 2014
		Total Purchase Price	\$3,850.00
		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)

<input type="checkbox"/> Bill of Sale	<input type="checkbox"/> Appraisal
<input checked="" type="checkbox"/> Sales Contract	<input type="checkbox"/> Other
<input type="checkbox"/> 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 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 of 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 July 15, 2014

Print Chris Patterson

Unattested

Sign [Signature]

(verified by)

(Grantor/Grantee/Owner/Agent) circle one

Form RT-1



20140724000226720 4/4 \$27.00  
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