

Reli Settlement Solutions, LLC
3595 Grandview Parkway, Suite 600
Birmingham, Alabama 35243

BHM146630k


Send tax notice to:

David J. Summerlin & Kelly Summerlin
135 Grande View Lane
Alabaster, AL 35007

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

State of Alabama
County of Shelby

WARRANTY DEED


20140801000238470 1/3 \$20.50
Shelby Cnty Judge of Probate, AL
08/01/2014 02:08:37 PM FILED/CERT

KNOW ALL MEN BY THESE PRESENTS:

That in consideration of One Hundred Seventy Eight Thousand and 00/100 Dollars (\$178,000.00) in hand paid to the undersigned **Elizabeth White Walters, a married woman** (hereinafter referred to as "Grantor"), by **David J. Summerlin and Kelly Summerlin** (hereinafter referred to as "Grantees"), the receipt and sufficiency of which are hereby acknowledged, Grantor does, by these presents, grant, bargain, sell, and convey unto Grantees, as joint tenants with right of survivorship, the following described real estate situated in Shelby County, Alabama, to-wit:

Lot 2, according to the survey of Grande View Estates Givianpour Addition to Alabaster 2nd Addition as recorded in Map Book 20, Page 66, 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.

\$177,500.00 OF THE CONSIDERATION AS WAS PAID FROM THE PROCEEDS OF A MORTGAGE LOAN.


The property being conveyed herein does not constitute the homestead of the Grantor nor the homestead of the Grantor's spouse.

TO HAVE AND TO HOLD to Grantees, as joint tenants, with right of survivorship, their heirs, executors, administrators and assigns forever.

The Grantor does for herself, her heirs and assigns, covenant with Grantees, their heirs, executors, administrators and assigns, that she is lawfully seized in fee simple of said premises; that it is free from all encumbrances except as noted above; that she has a good right to sell and convey the same as aforesaid; and that she will, and her heirs, executors, administrators shall warrant and defend the same to the said Grantees, their heirs and assigns forever, against the lawful claims of all persons.

Shelby County, AL 08/01/2014
State of Alabama
Deed Tax: \$.50

IN WITNESS WHEREOF, Grantor Elizabeth White Walters has hereunto set her signature and seal on July 25, 2014.

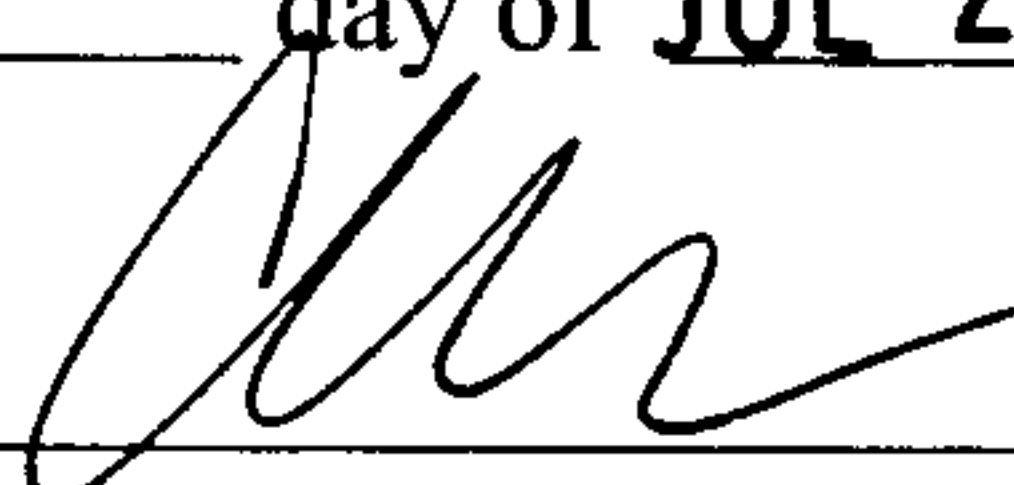

Elizabeth White Walters

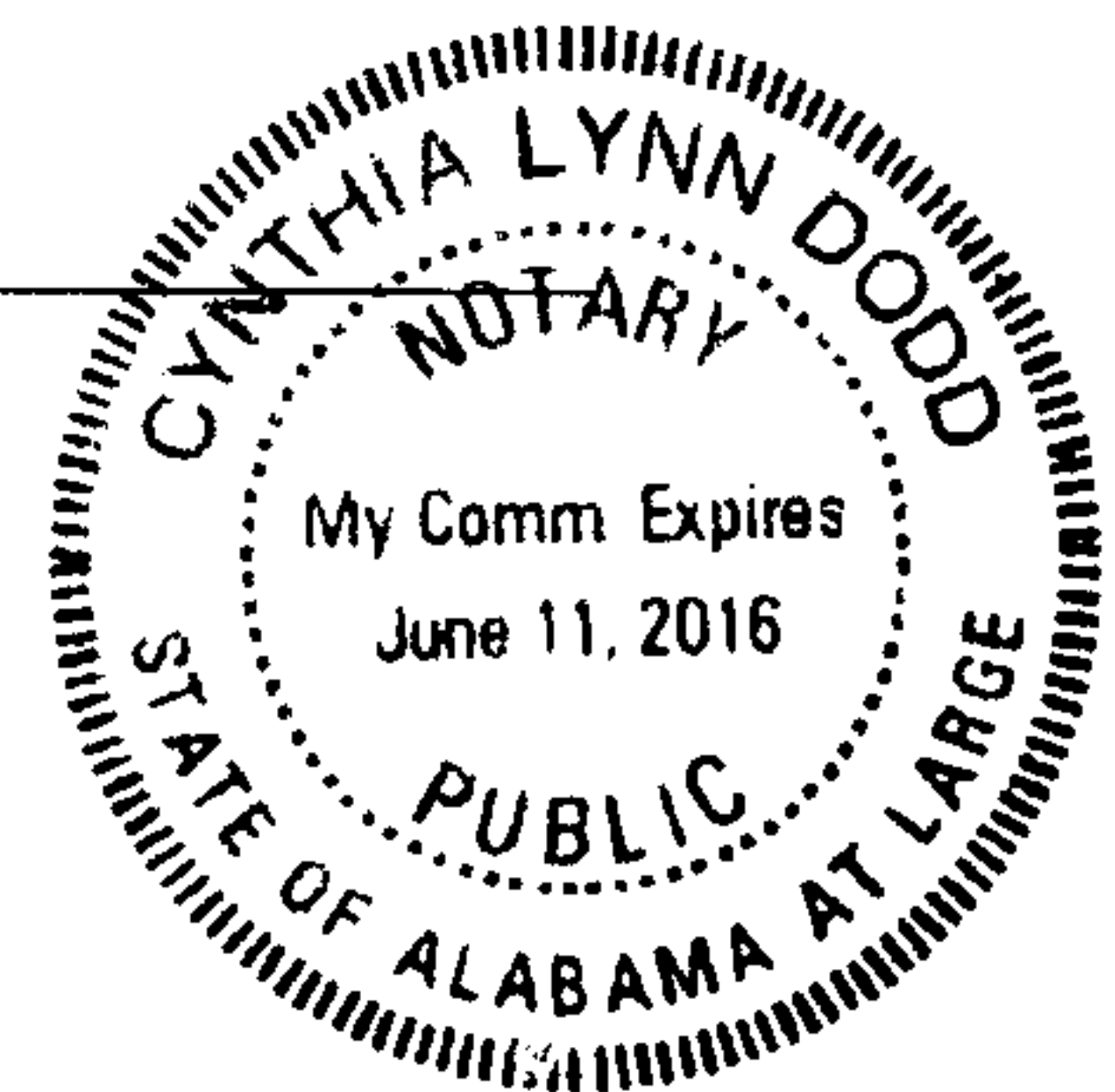
STATE OF ALABAMA
COUNTY OF Jefferson


I, the undersigned, a Notary Public in and for said County, in said State, hereby certify that Elizabeth White Walters, a married woman, 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 on the day the same bears date.

Given under my hand and official seal this the _____ day of **JUL 25 2014**.

(NOTARIAL SEAL)


Notary Public
Print Name:
Commission Expires:




20140801000238470 2/3 \$20.50
Shelby Cnty Judge of Probate, AL
08/01/2014 02:08:37 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: Elizabeth White Walters
Mailing Address: 101 Lake Haven Way
Prattville, AL 36066

Grantee's Name: David J. Summerlin and
Kelly Summerlin
Mailing Address: 135 Grande View Lane
Alabaster, AL 35007

Date of Sale: 7/25/2014
Total Purchase Price \$178,000.00
or

Property Address: 135 Grande View Lane
Alabaster, AL 35007

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 type="checkbox"/> Sales Contract | <input type="checkbox"/> other: _____ |
| <input checked="" 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 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: 7/25/2014

Print: Michelle Pouncey

☐ Unattested

Sign

Michelle Pouncey
(Grantor / Grantee / Owner / Agent) Circle One

20140801000238470 3/3 \$20.50
Shelby Cnty Judge of Probate, AL
08/01/2014 02:08:37 PM FILED/CERT

Form RT-1