

STATE OF ALABAMA

Warranty Deed

COUNTY OF SHELBY

Know all Men by these Presents: That, in consideration of One Hundred Twenty Thousand and No/100ths Dollars (\$120,000.00) and other good and valuable consideration to them in hand paid by the Grantee herein, the receipt of which is hereby acknowledged, **DAVID LEE MACON AND JAMILAH MACON, Husband and Wife** (herein referred to as "Grantors") do by these presents grant, bargain, sell and convey unto **BRIGITTE I. PATTERSON** (herein referred to as "Grantee") as sole owner, the following described real estate situated in Shelby County, Alabama, to-wit:

Lot 42, according to the Amended Map Savannah Point Sector IX, as recorded in Map Book 37, page 51 A & B, in the Probate Office of Shelby County, Alabama.

This conveyance is subject to subdivision restrictions, utility, drainage and sewer easements, and minimum setback lines, if any, applicable to the aforesaid property appearing of record in the Office of the Judge of Probate of Calera, Shelby County, Alabama. This conveyance is also subject to any prior reservation, severance or conveyance of minerals or mineral rights, and the following:

1. **Utility easements as shown by recorded plat, including, 8 feet from Savannah Lane and 10 feet from the rear.**
2. **Restrictions, covenants, and conditions as set out in Inst. No. 2006-17397 and Inst. No. 2007-3913, in Probate Office, but omitting any covenants or restrictions, if an, based upon race, color, religion, sex, sexual orientation, familial status, marital status, disability, handicap, national origin, ancestry, or source of income, as set forth in applicable state or federal laws, except to the extent that said covenant or restriction is permitted by applicable law.**
3. **Restrictions, limitations and conditions as set out in Plat Book 37, page 51, in the Probate Office of Shelby County, Alabama.**

\$ n/a of the consideration herein was derived from a mortgage loan closed simultaneously herewith.

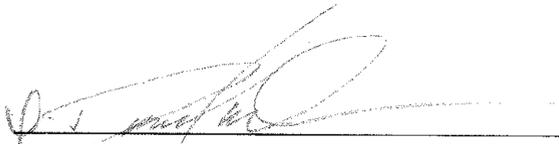
To Have and To Hold the aforegranted premises to the said Grantee as sole owner.

And the said Grantors do, for themselves, their heirs and assigns, covenant with said Grantee, her heirs and assigns, that they are lawfully seized in fee simple of said premises, that it is free from all encumbrances, except as otherwise noted above, that they have a good right to sell and convey the same as aforesaid, and that they will and their heirs and assigns shall **Warrant and Defend** the premises to the said Grantee, her heirs, personal representatives and assigns forever, against the lawful claims of all persons.

In Witness Whereof, the said Grantors have set their hands and seals this 30th day of June, 2014.



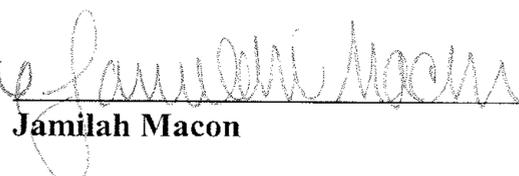
WITNESS



David Lee Macon {L.S.}



WITNESS

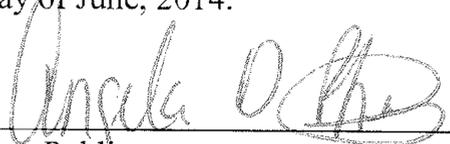


Jamilah Macon {L.S.}

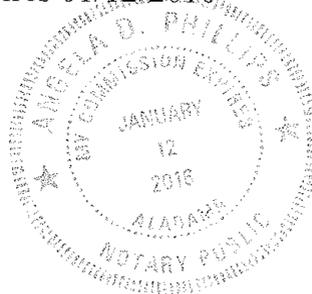
STATE OF ALABAMA
COUNTY OF SHELBY

I, the undersigned notary public, in and for said county and state, hereby certify that **David Lee Macon and Jamilah Macon**, 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 my hand and seal this 30th day of June, 2014.



Notary Public
My commission expires 01/12/2016



GRANTEE'S MAILING ADDRESS:

Brigitte I. Patterson
1177 Savannah Lane
Calera, AL 35040

THIS INSTRUMENT PREPARED BY:

Rodney S. Parker, Attorney at Law
300 Vestavia Parkway, Suite 2300
Birmingham, AL 35216
File # 2014-06-4020

Real Estate Sales Validation Form

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

Grantor's Name David Lee Macon and Jamilah Macon
Mailing Address 586 White Stone Way
Hoover AL 35224

Grantor's Name Brigitte I. Patterson
Mailing Address 1177 Savannah Lane
Calera, AL 35040

Property Address 1177 Savannah Lane
Calera, AL 35040

Date of Sale 06/30/2014
Total Purchase Price \$120,000.00
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 evidenced: (check one) (Recordation of documentary evidence is not required)

___ Bill of Sale ___ Appraisal
___ Sales Contract ___ Other
XXX 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 - provided 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 of the property was conveyed.

Total purchase price - the total amount paid for the purchase of the property, both real 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 not 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 6/30/14

Print: David Lee Macon

Unattested

Signature of David Lee Macon
(Grantor/Grantee/Owner/Agent) circle one



Filed and Recorded
Official Public Records
Judge James W. Fuhrmeister, Probate Judge,
County Clerk
Shelby County, AL
08/01/2014 03:50:50 PM
\$140.00 CHERRY
20140801000239110

Signature of James W. Fuhrmeister