

Send tax notice to:
Kelly M. Camp, as trustee
of the Mary C. Martin Trust dated 9/17/09
100 White Cap Circle
Alabaster, AL 35007

TITLE NOT EXAMINED
This instrument prepared by:
Brooke A. Everley
Everley Law, LLC
The Landmark Center, Suite 600
2100 First Avenue North
Birmingham, AL 35203

STATE OF ALABAMA)
 :
SHELBY COUNTY)

WARRANTY DEED

KNOW ALL MEN BY THESE PRESENTS THAT:

That in consideration of the sum of One Hundred Thousand and No/100 Dollars (\$100,000.00) in hand paid to **Mary Lyndal Taylor, as trustee of the Betty Jean Pryor Trust dated 9/17/09** (also sometimes known as the Pryor Family Trust), a trust created under the laws of the State of Alabama and located at 354 Chessor Plantation Lane, Chelsea, AL 35043 ("Grantor"), by **Kelly M. Camp, as trustee of the Mary C. Martin Trust dated 9/17/09** (also sometimes known as the Martin Family Trust), a trust created under the laws of the State of Alabama and located at 100 White Cap Circle, Alabaster, AL 35007 ("Grantee"), the receipt and sufficiency of which are hereby acknowledged, Grantor does hereby grant, bargain, sell, and convey unto Grantee its entire interest, consisting of an undivided one-half (1/2) interest, in and to the following described real property situated, lying and being in Shelby County, Alabama, to-wit:

Estate No. 10, according to the Survey of Wildwood Park, Residential Estates, as recorded in Map Book 5, Page 78, in the Probate Office of Shelby County, Alabama. Mineral and mining rights excepted.

TO HAVE AND TO HOLD unto the Grantee, its successors and assigns forever; subject, however, to the following:

1. Ad valorem taxes for the current year and all subsequent years and any special assessments.
2. All easements, restrictions, rights of way, covenants, encroachments, set-back lines and all other matters of record which are applicable to the above-described real property or that would be disclosed by an accurate survey or careful physical inspection of the above-described real property.

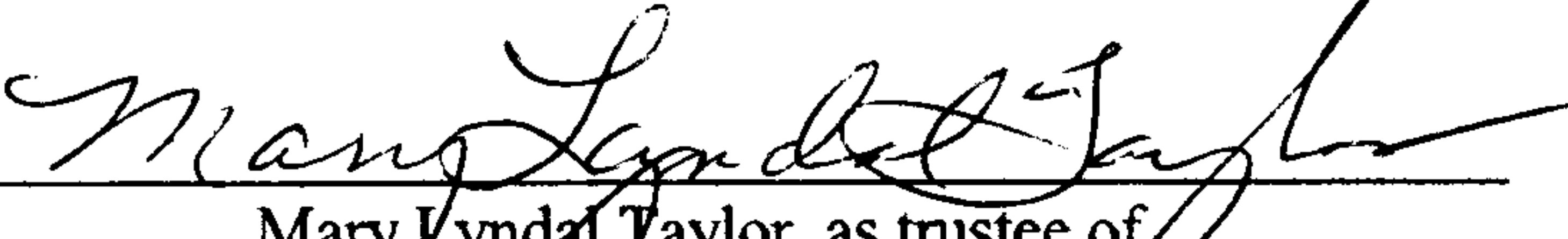
The above-described real property is located at 161 Highgate Hill Road, Pelham, AL 35124 and is the same property conveyed by that certain Quit Claim Deed recorded on January 19, 2010 as Instrument #20100119000016150 in the Probate Office of Shelby County, Alabama.

Shelby County, AL 09/03/2014
State of Alabama
Deed Tax: \$100.00


20140903000276320 1/3 \$120.00
Shelby Cnty Judge of Probate, AL
09/03/2014 12:03:53 PM FILED/CERT

The value of an undivided one-half (1/2) the above-described real property, based on the above purchase price, is \$100,000.00.

IN WITNESS WHEREOF, the Grantor has hereunto set her hand as of this 22nd day of August, 2014.

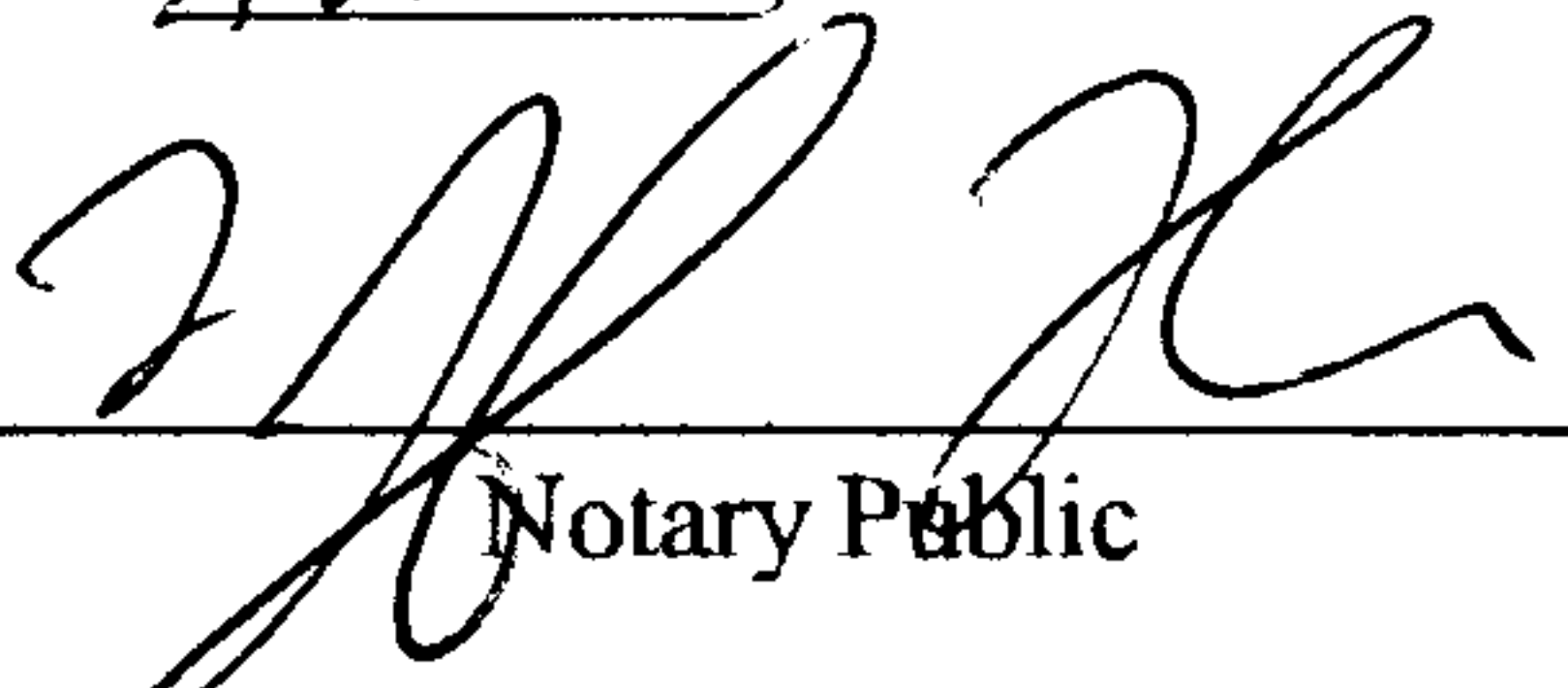


Mary Lyndal Taylor, as trustee of
the Betty Jean Pryor Trust dated 9/17/09
(also sometimes known as the Pryor Family Trust)

STATE OF ALABAMA)
 :
SHELBY COUNTY)

I, the undersigned, a Notary Public in and for said County, in said State, hereby certify that Mary Lyndal Taylor, whose name as trustee of the Betty Jean Pryor Trust dated 9/17/09 (also sometimes known as the Pryor Family Trust) 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 instrument, she executed the same voluntarily on the day the same bears date.

Given under my hand and seal of office this 22nd day of August, 2014.



Notary Public

[NOTARIAL SEAL]

My Commission Expires: _____



Frank Jeffrey Fabian
Notary Public State of AL
My Comm Expires April 12, 2015


20140903000276320 2/3 \$120.00
Shelby Cnty Judge of Probate, AL
09/03/2014 12:03:53 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 Mary Taylor
Mailing Address 354 Chesson Plantation Ln.
Chelsea, Alabama
35043

Grantee's Name Kelly Camp
Mailing Address 100 White Cap Circle
Alabaster, AL 35007

Property Address 161 Highgate Hill Rd.
Pelham, Alabama
35124

Date of Sale 8/22/14
Total Purchase Price \$ 100,000

or
Actual Value \$ _____

or
Assessor's Market Value \$ _____



20140903000276320 3/3 \$120.00
Shelby Cnty Judge of Probate, AL
09/03/2014 12:03:53 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
☐ 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 9/3/14

Print Kelly M. Camp

☐ Unattested

Sign Kelly M. Camp
(Grantor/Grantee/Owner/Agent) circle one

(verified by)