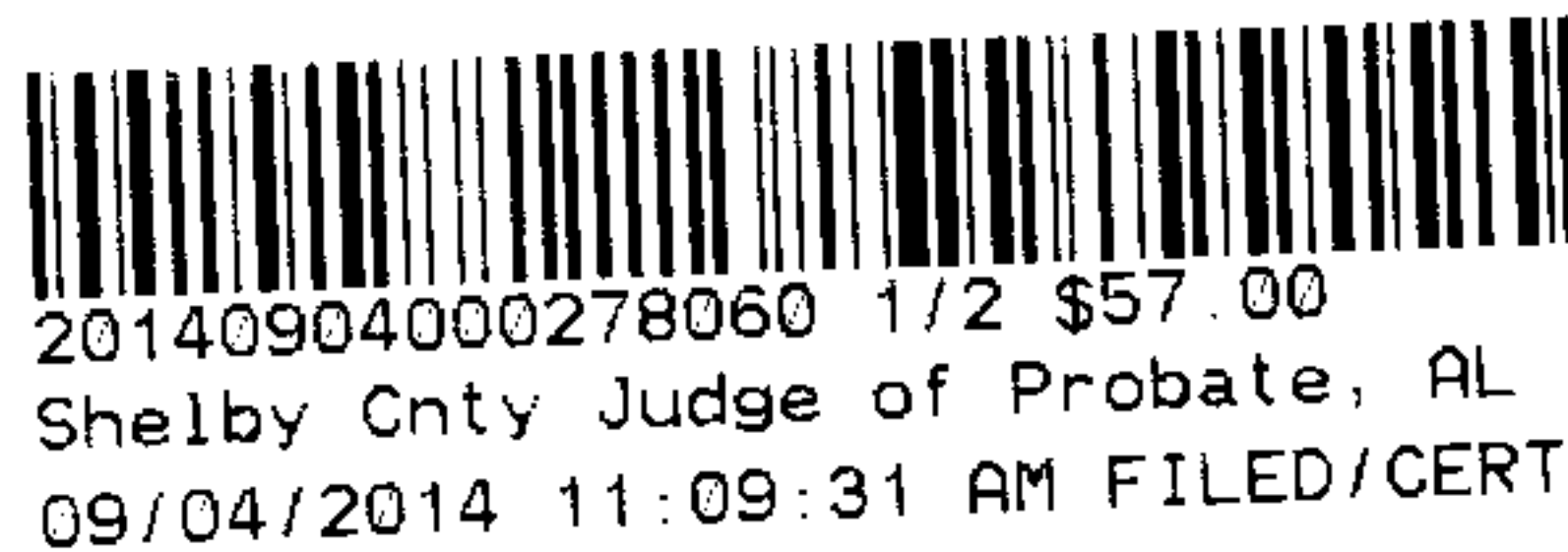




SEND TAX NOTICE TO:

Name Mark Thomas Mitchell
Jennifer G. MitchellAddress 17282 Hwy 42
Shelby, AL 35143

This instrument was prepared by

Name Larry L. Halcomb, Attorney
Address 15 Office Park Circle, Suite #100
Birmingham, AL 35223**WARRANTY DEED, JOINTLY FOR LIFE WITH REMAINDER TO SURVIVOR**

STATE OF ALABAMA }

SHELBY COUNTY }

KNOW ALL MEN BY THESE PRESENTS,

That in consideration of **Three hundred forty five thousand and no/100 DOLLARS (\$345,000.00)** to the undersigned grantor, **Lay N Lo, LLC, a Limited Liability Company**, (herein referred to as GRANTOR), in hand paid by the GRANTEES herein, the receipt of which is hereby acknowledged, the said GRANTOR does by these presents, grant, bargain, sell and convey unto

Mark Thomas Mitchell and Jennifer G. Mitchell

(herein referred to as GRANTEES) for and during their joint lives and upon the death of either of them, then to the survivor of them in fee simple, together with every contingent remainder and right of reversion, the following described real estate situated in **Shelby County, Alabama** to-wit:

Lot 12, according to the Survey of Willow Island Subdivision, as recorded in Map Book 4, Page 73, in the Probate Office of Shelby County, Alabama.

Less and except any part of subject property lying within any road right of way.

Minerals and mining rights excepted.

Subject to taxes for 2014.

Subject to restrictions, easements, building lines and rights of way to Alabama Power Company, of record.

Subject to Riparian rights associated with the lake under applicable State and/or Federal law.

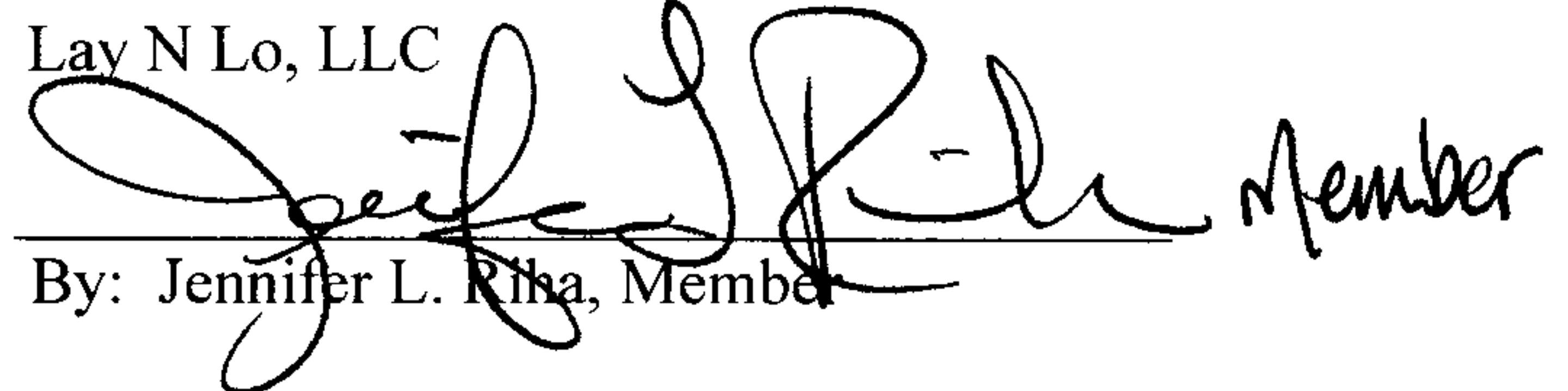
\$ 305,000.00 of the purchase price was paid from the proceeds of a mortgage loan closed simultaneously herewith.

TO HAVE AND TO HOLD, To the said GRANTEES for and during their joint lives and upon the death of either of them, then to the survivor of them in fee simple, and to the heirs and assigns of such survivor forever, together with every contingent remainder and right of reversion. And said GRANTOR does for itself, its successors and assigns, covenant with said GRANTEES, their heirs and assigns, that is lawfully seized in fee simple of said premises, that they are free from all encumbrances, that it has a good right to sell and convey the same as aforesaid, and that it will and its successors and assigns shall, warrant and defend the same to the said GRANTEES, their heirs, executors and assigns forever, against the lawful claims of all persons.

IN WITNESS WHEREOF, the said GRANTOR, by its Member, **Jennifer L. Riha**, who is authorized to execute this conveyance, has hereto set its signature and seal, this the 2nd day of September, 2014.

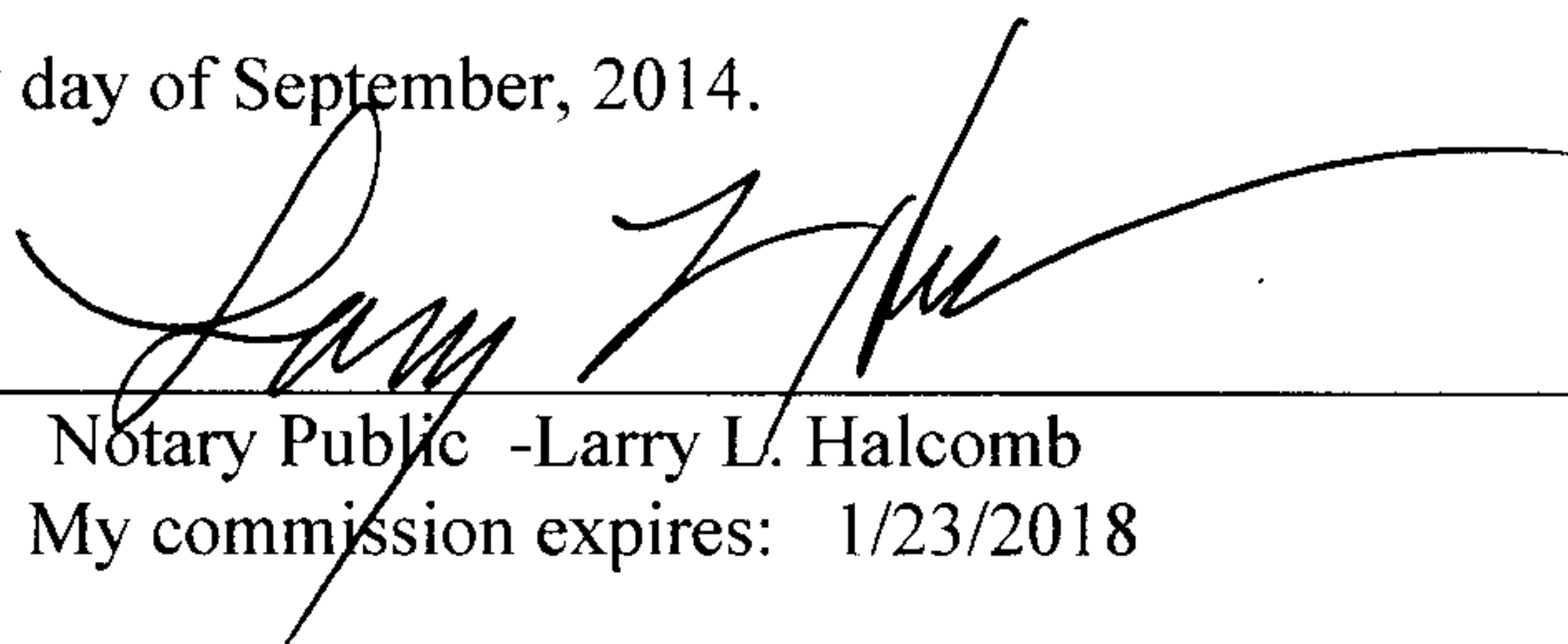
ATTEST:

Lay N Lo, LLC


By: Jennifer L. Riha, MemberSTATE OF Alabama }
Jefferson COUNTY }

I, Larry L. Halcomb, a Notary Public in and for said County, in said State, hereby certify that **Jennifer L. Riha**, whose name as **Member of Lay N Lo, LLC**, a Limited Liability Company, is signed to the foregoing conveyance, and who is known to me, acknowledged before me on this day that, being informed of the contents of the conveyance she, as such officer and with full authority, executed the same voluntarily for and as the act of said Limited Liability Company and who verified that she is the sole member of Lay N Lo, LLC and that there have been no amendments or changes to said Limited Liability Company since its formation.

Given under my hand and official seal this 2nd day of September, 2014.


Notary Public -Larry L. Halcomb
My commission expires: 1/23/2018

REAL ESTATE SALES VALIDATION FORM

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

Grantor's Name	Lay N Lo, LLC	Grantee's Name	Mark Thomas Mitchell Jennifer G. Mitchell
Mailing Address	17282 Hwy 42 Shelby, Alabama 35143	Mailing Address	17282 Hwy 42 Shelby, Alabama 35143
Property Address	17282 Hwy 42 Shelby, Alabama 35143	Date of Sale	September 2, 2014
		Total Purchase Price	\$345,000.00
		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 evidence: (check one) (Recordation of documentary evidence is not required)

☐	Bill of Sale	☐	Appraisal
☒	Sales Contract	☐	Other
☐	Closing Statement		

If the conveyance document presented for recordation contains all 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: September 2, 2014

Print: Larry L. Halcomb

Unattested

Sign :

Agent

20140904000278060 2/2 \$57.00
Shelby Cnty Judge of Probate, AL
09/04/2014 11:09:31 AM FILED/CERT