

This instrument was prepared by:
Mike T. Atchison
Attorney At Law, Inc.
P O Box 822
Columbiana, AL 35051

20140930000305490 1/3 \$25.00
Shelby Cnty Judge of Probate: AL
09/30/2014 09:40:26 AM FILED/CERT

Send Tax Notice to:

Lay Lake Mobile Home
215 Moonlight Bay
Shelby AL 35143

WARRANTY DEED

STATE OF ALABAMA)
COUNTY OF SHELBY)

KNOW ALL MEN BY THESE PRESENTS, That in consideration of **FIVE THOUSAND DOLLARS and NO/00 (\$5,000.00)**, and other good and valuable considerations to the undersigned grantor, in hand paid by grantee herein, the receipt whereof is acknowledged, I or we, **Don Whaley and wife, Wendy Whaley** (herein referred to as **Grantors**), grant, bargain, sell and convey unto, **Lay Lake Mobile Home Estates, LLC** (herein referred to as **Grantee**), the following described real estate, situated in: SHELBY County, Alabama, to-wit:

See attached Exhibit A for Legal Description.

SUBJECT TO:

1. Ad valorem taxes due and payable October 1, 2014.
2. Easements, restrictions, rights of way, and permits of record.

This property constitutes no part of the homestead of the Grantors.

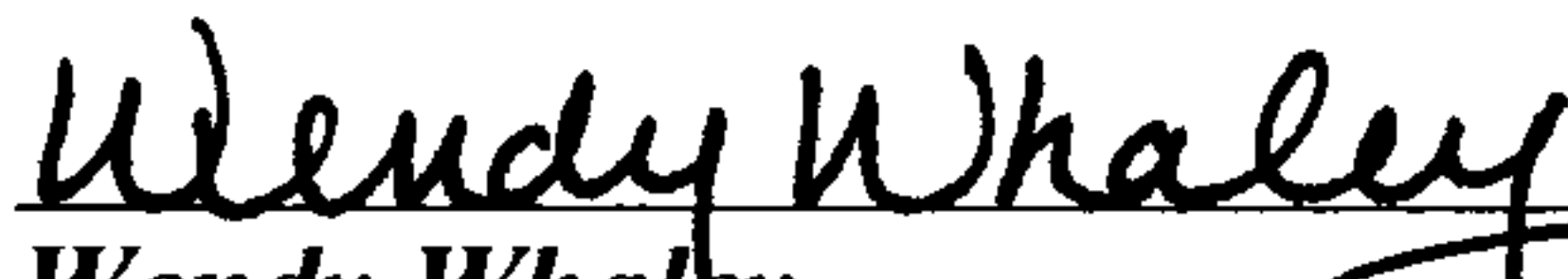
TO HAVE AND TO HOLD to the said grantee, his, her or their heirs and assigns forever.

And I (we) do for myself (ourselves) and for my (our) heirs, executors, and administrators covenant with the said Grantees, their heirs and assigns, and I am (we are) lawfully seized in fee simple of said premises, that they are free from all encumbrances unless otherwise noted above, that I (we) have a good right to sell and convey the same as aforesaid, that I (we) will, and my (our) heirs, executors and administrators shall, warrant and defend the same to the said Grantees, heirs, executors and assigns forever, against the lawful claims of all persons.

IN WITNESS WHEREOF, I have hereunto set my hand and seal this 18th day of September, 2014.



Don Whaley



Wendy Whaley

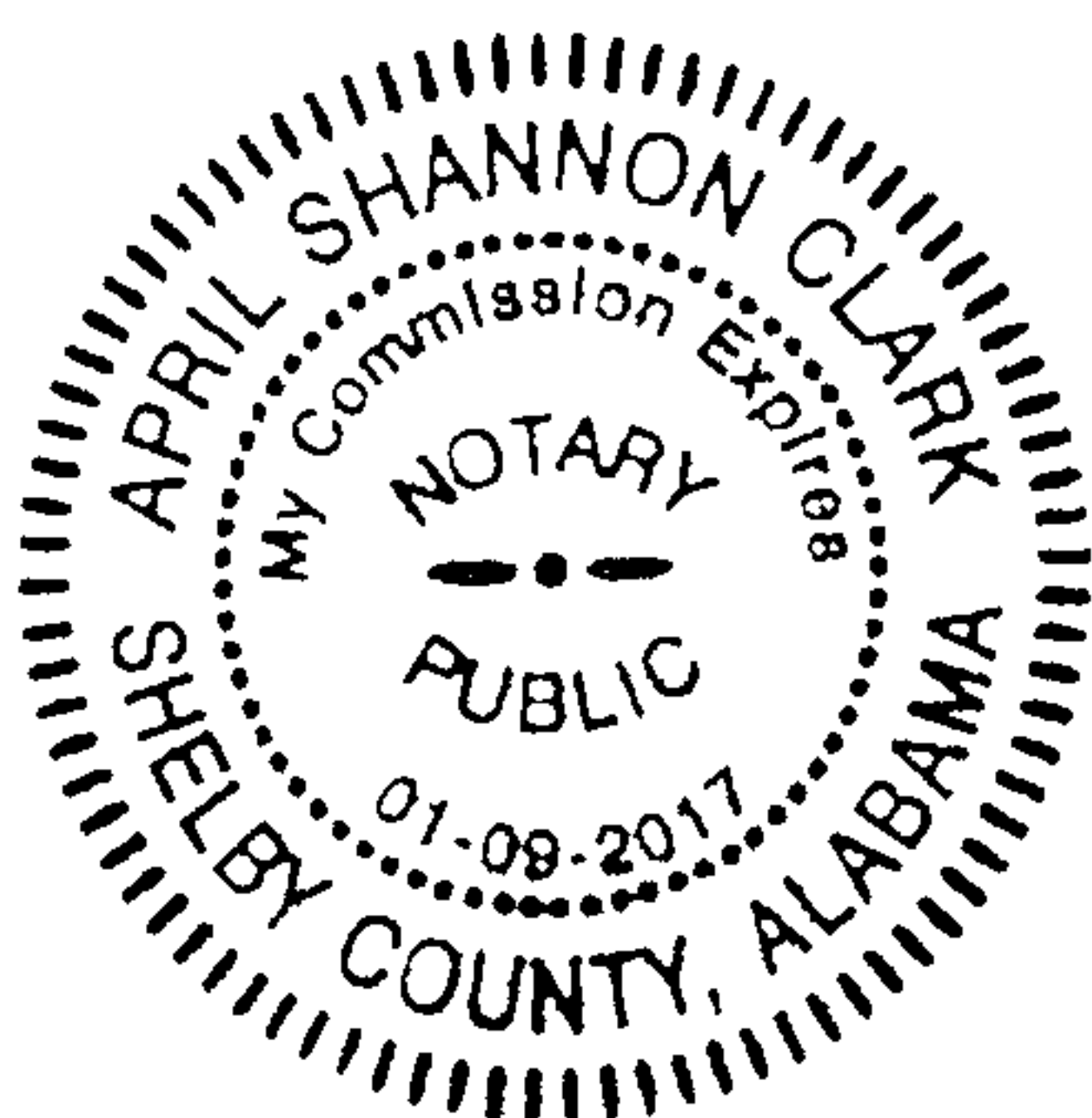
STATE OF ALABAMA)
COUNTY OF SHELBY)

I, the undersigned authority, a Notary Public in and for said County, in said State, hereby certify that **Don Whaley and Wendy Whaley**, whose names are 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, they executed the same voluntarily on the day the same bears date.

Given under my hand and official seal this 18th day of September, 2014.



Notary Public
My Commission Expires: 1-9 2017



Shelby County: AL 09/30/2014
State of Alabama
Deed Tax: \$5.00

**EXHIBIT A
LEGAL DESCRIPTION**

All of the East 1/2 of SW 1/4 of SW 1/4 of Section 12, Township 24 North Range 15 East, lying Northeast of Shelby County Highway #71.

All of the NW 1/4 of SW 1/4 of Section 12, Township 24 North, Range 15 East lying South of the 396' mean sea level elevation of Lay Lake Northeast of Shelby County Highway #71.

LESS AND EXCEPT property described in Inst. No. 2005030900010716, being more particularly described as follows:

A parcel of land in Section 12, Township 24 North, Range 15 East, Shelby County, Alabama, described as follows: From the southwest corner of Section 12, run a tie line of North 32 degrees 36 minutes 42 seconds East for 1680.53 feet to the point of intersection of the North right of way line of Rd. 71 and the West right of way line of Claude Road, said point being the beginning point of the lot here described; from said point run along the North right of way line of Co. Rd. 71 North 56 degrees 32 minutes 48 seconds West for 431.33 feet to the high water line of Lay Lake; thence run along said water line of said Lay Lake the following 4 courses, North 59 degrees 07 minutes 36 seconds East 129.73 feet, North 73 degrees 00 minutes 34 seconds East 126.49 feet, North 77 degrees 56 minutes 37 seconds East, 108.18 feet, North 87 degrees 02 minutes 57 seconds East, 101.09 feet; thence leave said water line and run South 08 degrees 51 minutes 02 seconds West for 357.92 feet to the West right of way line of said Claude Road; thence run along said road line South 57 degrees 21 minutes 15 seconds West for 28.73 feet back to the beginning point.

All of the NE 1/4 of SW 1/4 of Section 12, Township 24 North Range 15 East, lying South of the 396' mean sea level and West of Shelby County Highway # 403.

LESS AND EXCEPT the South 200.01 feet of the above described property

LESS AND EXCEPT Lot 1, Connie Wooten Subdivision as shown on Map Book 29, Page 57 in Probate Office, Shelby County, Alabama.

LESS AND EXCEPT any part of the above described parcel lying Northeast of Spinner Drive as shown on boundary survey of Omni Engineering Corp., dated November 10, 2009.

ALSO LESS AND EXCEPT any part of the above described 1/4-1/4 section lying Northeast of Lot 1, Connie Wooten Subdivision.

ALL of the NE 1/4 of SW 1/4 of Section 12, Township 24 North Range 15 East, lying Southeast of Shelby County Highway # 403.

Situated in Shelby County, Alabama.


20140930000305490 2/3 \$25.00
Shelby Cnty Judge of Probate, AL
09/30/2014 09:40:26 AM FILED/CERT

Grantor's Name Don Whaley
Mailing Address 215 Moonlight Bay
Shelby AL 35143
Property Address 3745 Hwy 71
Shelby AL 35143

Grantee's Name Lay Lake Mobile Home
Mailing Address 215 Moonlight Bay
Shelby AL 35143
Date of Sale 9-18-2014
Total Purchase Price 5000.00
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
☒ 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 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).

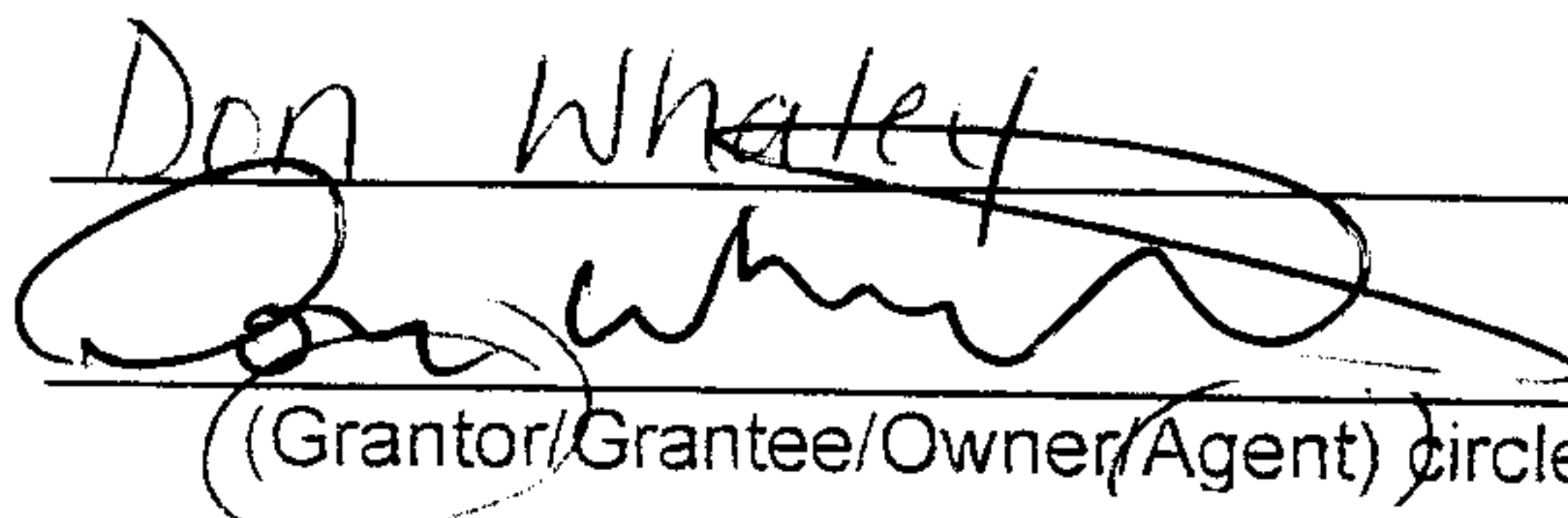
I attest, to the best of my knowledge and belief that the information contained in this document is true and accurate. I further understand that any false statements claimed on this form may result in the imposition of the penalty indicated in Code of Alabama 1975 § 40-22-1 (h).

Date _____

Unattested

(verified by)

Print Don Whaley

Sign 

(Grantor/Grantee/Owner/Agent) circle one


20140930000305490 3/3 \$25.00
Shelby Cnty Judge of Probate, AL
09/30/2014 09:40:26 AM FILED/CERT

Form RT-1