

This instrument was prepared by:
The Law Office of Jack R. Thompson, Jr.,
LLC
3500 Colonnade Parkway, Suite 350
Birmingham, AL 35243
Phone (205) 443-9027

Send Tax Notice To:

Mary Kay Longley

4040 Saddle Run Cir.
Pelham, AL 35124

Warranty Deed

20140930000306500

09/30/2014 03:40:32 PM

DEEDS 1/2

STATE OF ALABAMA)

)

KNOW ALL MEN BY THESE PRESENTS

SHELBY COUNTY)

That in consideration of \$154,900.00, the amount of which can be verified in the Sales Contract between the parties hereto, to the undersigned grantor (whether one or more), in hand paid by the grantee herein, the receipt whereof is acknowledged, I or we Leigh A. Galloway, as Trustee of the Jacquelyn & Emily Brawner Revocable Trust, devisee of the Estate of Emily A. Brawner, deceased, Probate Case #PR2014-000630; and Leigh A. Galloway, as Personal Representative of the Estate of Emily A. Brawner, deceased, Probate Case #PR2014-000630, whose mailing address is

3316 Oliver Edwards Rd. Jonesborough, TN 37659 (herein referred to as grantor, whether one or more), grant, bargain, sell and convey unto Mary K. Longley, whose mailing address is 4040 Saddle Run Cir. Pelham, AL 35124 (herein referred to as grantee, whether one or more), the following described real estate, situated in Shelby County, Alabama, the address of which is 4040 Saddle Run Circle, Pelham, AL 35124; to-wit:

SEE EXHIBIT "A" ATTACHED HERETO AND MADE A PART HEREOF.

Subject to ad valorem taxes for the current year and subsequent years.

Subject to restrictions, reservations, conditions, and easements of record.

Subject to any minerals or mineral rights leased, granted or retained by prior owners.

TO HAVE AND TO HOLD to 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 same GRANTEES, their heirs and assigns, that I am (we are) lawfully seized in fee simple of said premises, that they are free from 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, their heirs and assigns forever, against the lawful claims of all persons.

Note: \$139,410.00 of this purchase price is being paid by the proceeds of a first mortgage loan executed and recorded simultaneously herewith.

IN WITNESS WHEREOF, Leigh A. Galloway, as Trustee of the Jacquelyn & Emily Brawner Revocable Trust, devisee of the Estate of Emily A. Brawner, deceased, Probate Case #PR2014-000630; and Leigh A. Galloway, as Personal Representative of the Estate of Emily A. Brawner, deceased, Probate Case #PR2014-000630 has/have hereunto set his/her/their hand(s) and seal(s), this 30th day of September, 2014.

Leigh A. Galloway
Trustee & Personal Representative

Leigh A. Galloway, as Trustee of the Jacquelyn & Emily Brawner Revocable Trust, devisee of the Estate of Emily A. Brawner, deceased, Probate Case #PR2014-000630; and Leigh A. Galloway, as Personal Representative of the Estate of Emily A. Brawner, deceased, Probate Case #PR2014-000630

State of Alabama
Shelby County

I, The Undersigned, a notary for said County and in said State, hereby certify that Leigh A. Galloway whose name as Trustee of the Jacquelyn & Emily Brawner Revocable Trust, devisee of the Estate of Emily A. Brawner, and as Personal Representative of the Estate of Emily A. Brawner 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 said instrument, she, in her capacity as such Personal Representative of the Estate and with full authority, executed the same voluntarily on the day the same bears date.

Given under my official hand and seal this the 30th day of September, 2014. S14-2522HUD

Notary Public

Commission Expires: 10/31/2016

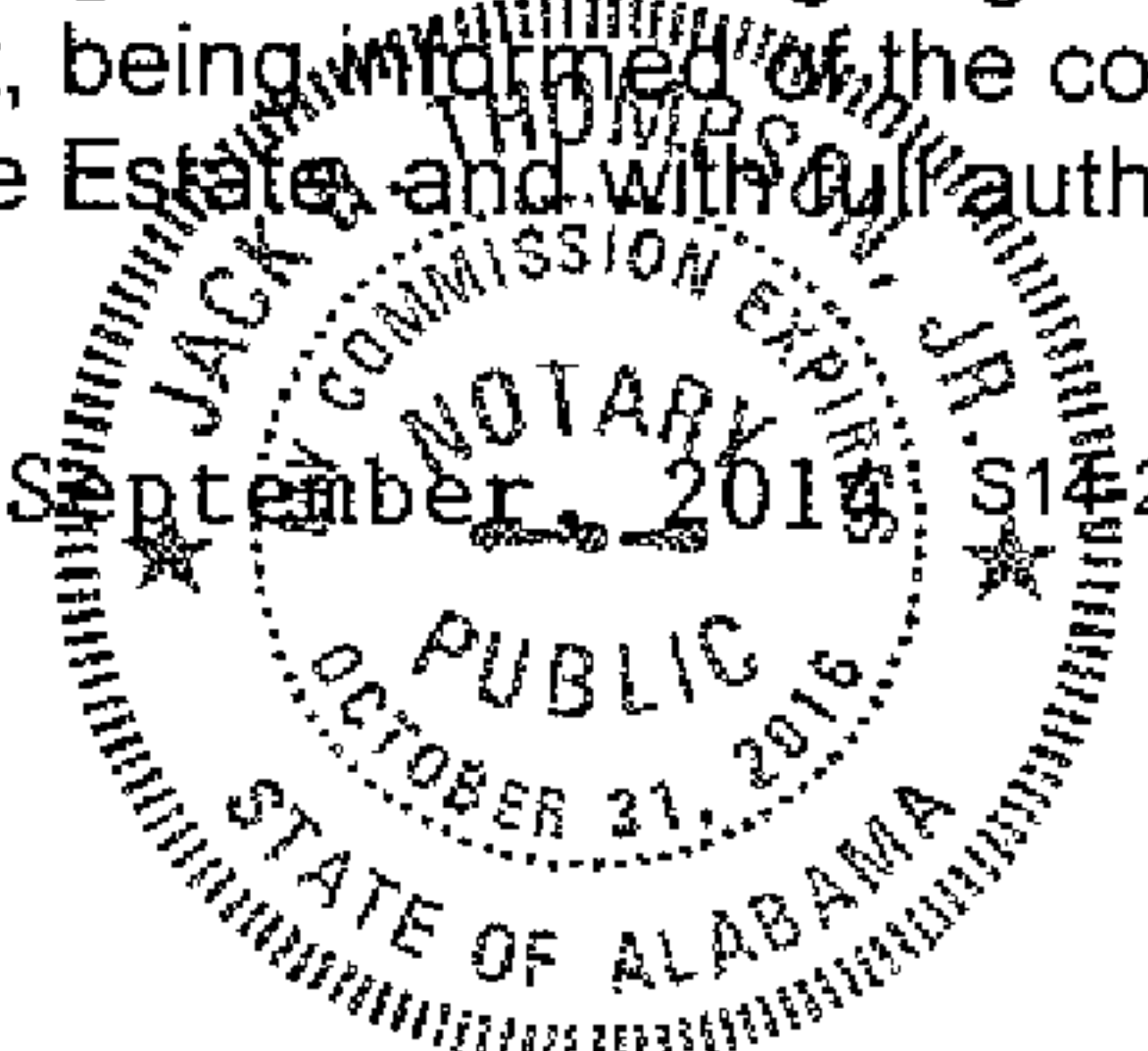
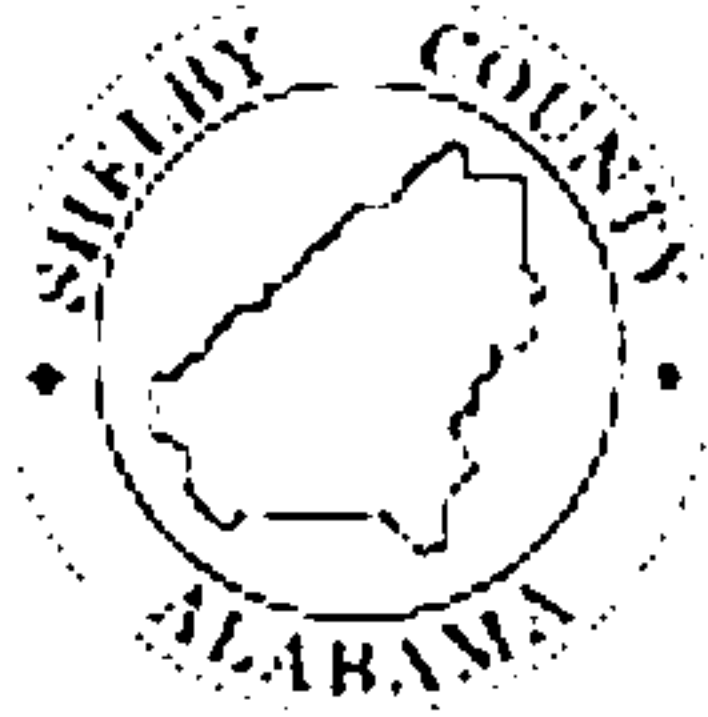


EXHIBIT "A"
Legal Description

Lot 19, according to the survey of Saddle Run Subdivision as recorded in Map Book 11, Page 28, in the Office of the Judge of Probate of Shelby County, Alabama.

20140930000306500 09/30/2014 03:40:32 PM DEEDS 2/2



Filed and Recorded
Official Public Records
Judge James W. Fuhrmeister, Probate Judge,
County Clerk
Shelby County, AL
09/30/2014 03:40:32 PM
\$32.50 CHARITY
20140930000306500

A handwritten signature in black ink, appearing to read "J. W. Fuhrmeister", is written over the printed name of the Probate Judge.