

PERSONAL REPRESENTATIVE'S DEED

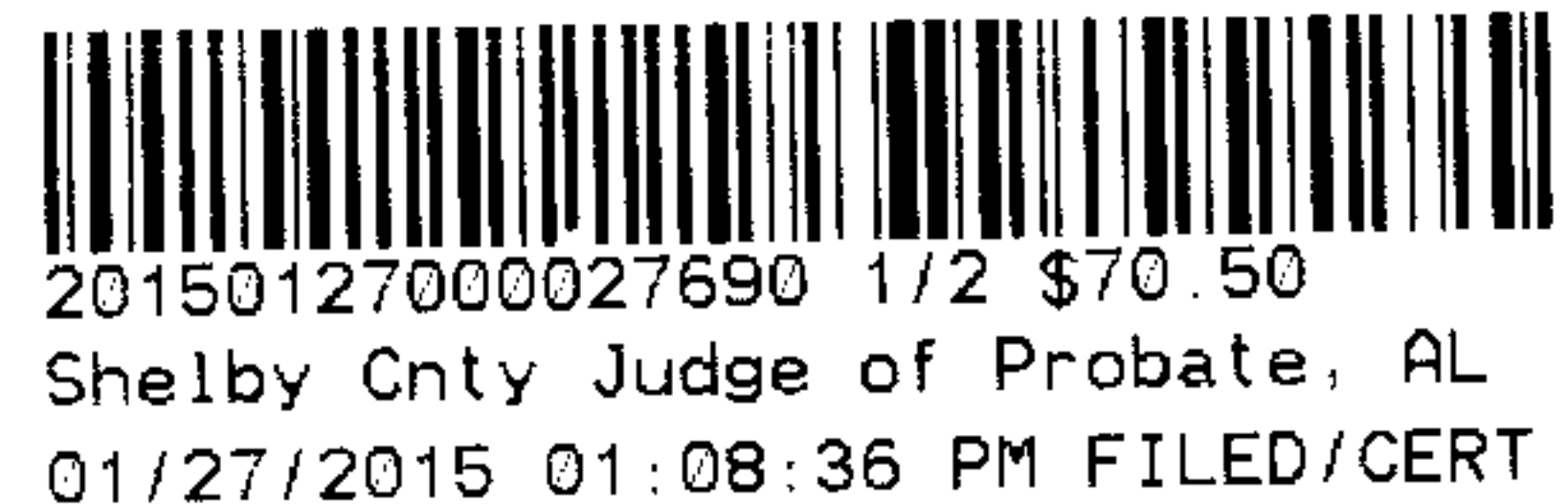
This Instrument Was Prepared By:

Sanford D. Hatton, Jr., Esquire
22551 Highway 25
Columbiana, Alabama 35051

SEND TAX NOTICE TO:

Lawrence C. Young
2000 Yancy Drive
Bessemer, AL. 35022

STATE OF ALABAMA)
COUNTY OF SHELBY)



KNOW ALL MEN BY THESE PRESENTS,

That in accordance with the duly admitted Last Will and Testament of John Curtis Young, Lawrence C. Young in his capacity as Personal Representative of the estate of John Curtis Young, deceased, (Shelby County, Alabama Probate Case No. PR-2014-000432) (hereinafter referred to as GRANTOR) does grant, bargain, sell and convey unto Kimberly S. Canfield, Lawrence C. Young, and Amy Y. Robertson (herein referred to as GRANTEES), as tenants in common, the following described real estate, situated in the State of Alabama, County of Shelby, to wit:

A parcel of land situated in the Southwest Quarter of Southwest Quarter of Section 28 and in Northwest Quarter of Northwest Quarter of Section 33, Township 20 South, Range 4 West, and more specifically described as follows: Commencing at the Northwest corner of Section 33, Township 20 South, Range 4 West, run South along the West line of said Section 204.72 feet; thence turn an angle to the left of 118 degrees 12 minutes and run Northeast 423.10 feet for point of beginning; thence turn an angle to the right 95 degrees 38 minutes and 30 seconds and run 296.63 feet to right of way of South Shades Crest Road; thence turn an angle to the left of 93 degrees 35 minutes and run 170.00 feet; thence turn an angle to the left of 90 degrees 58 minutes 30 seconds and run 800.00 feet; thence turn an angle to the left of 90 degrees 01 minutes and run 106.34 feet; thence turn an angle to the left of 85 degrees 25 minutes 30 seconds and run 503.82 feet to point of beginning.

Subject to existing easements, restrictions, set back lines, right of ways, limitations, if any, of record.

This instrument prepared without evidence of title condition or survey. There is no representation as to title or matters that might be revealed by survey, inspection, or examination of title by the preparer of this instrument.

TO HAVE AND TO HOLD unto the said GRANTEES as tenants in common, their heirs and assigns, forever.

IN WITNESS WHEREOF, I have hereunto set my hand and seal, this 27th day of January, 2015.

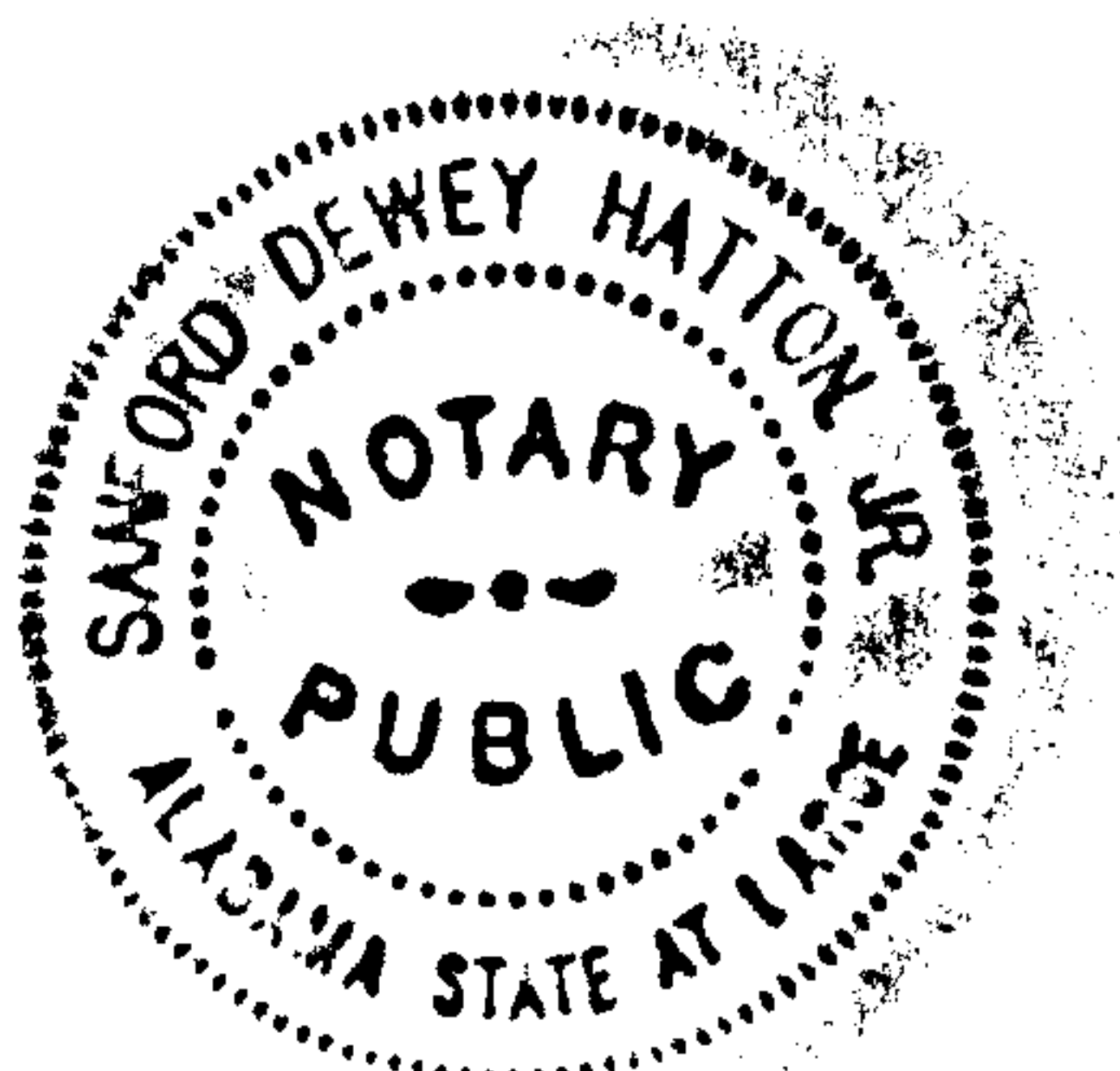
Lawrence C. Young

Lawrence C. Young, as Personal Representative of
The Estate of John Curtis Young

STATE OF ALABAMA)
COUNTY OF SHELBY)

I, the undersigned, a Notary Public in and for said County in said State, hereby certify that Lawrence C. Young, as Personal Representatives of the Estate of John Curtis Young, deceased, Shelby County Probate Case No. PR 2014-000432, whose name 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, he, in his capacity as Personal Representative of the Estate of John Curtis Young, Shelby County Probate Case No. PR 2014-000432, and with full authority executed the same voluntarily on the day the same bears date.

Given under my hand and official seal, this the 27th day of January, 2015.



Sanford D. Hatton, Jr.
Notary Public
My Commission Expires: 08-20-2016

Shelby County, AL 01/27/2015
State of Alabama
Deed Tax: \$52.50

Real Estate Sales Validation Form

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

Grantor's Name Lawrence C. Young
Mailing Address 2000 Yancy DR.
Bessemer, AL. 35022

Grantee's Name Lawrence C. Young
Mailing Address 2000 Yancy DR.
Bessemer, AL. 35022

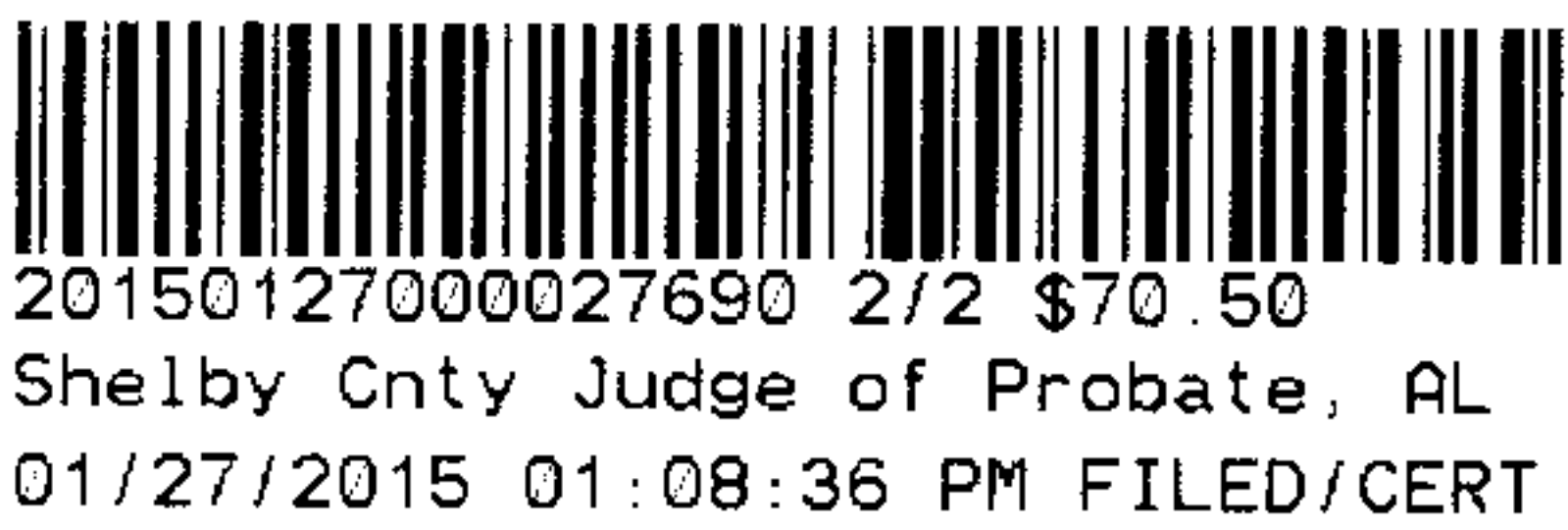
Property Address 5336 SO Shades Crest Rd.
Bessemer, AL. 35022

Date of Sale 1/27/2015
Total Purchase Price \$ N/A

Or
Actual Value \$ _____

Or
Assessors Market Value \$156,120.00

1/3
52,040



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
Tax Assessor's Valuation

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 recording.

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 evidence 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 estimated 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, Section 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, Section 40-22-1 (h).

Date 1/27/2015

Print LAWRENCE C. YOUNG

☐ Unattested _____
(verified by)

Sign Lawrence C Young
(Grantor/Grantee/Owner/Agent) ☒ Circle one