Send Tax Notice To: Magnolia Management Group 3491 Helena Road Helena, Alabama 35080

This instrument prepared by: G. Alan Smith, Esquire 2976 Pelham Parkway Suite C Pelham, Alabama 35124

WARRANTY DEED

TITLE NOT EXAMINED BY PREPARER

201501300000031170 1/2 \$29.00 Shelby Cnty Judge of Probate, AL

01/30/2015 08:25:52 AM FILED/CERT

STATE OF ALABAMA)	KNOW ALL MEN BY THESE PRESENTS
SHELBY COUNTY)	

That in consideration of Twelve Thousand and 00/100 Dollars (\$12,000.00) to the undersigned grantor in hand paid by the Grantee herein, the receipt whereof is acknowledged, Bible Book & Gift Shop Inc. by its President, E. Ray Smith, herein referred to as grantor does grant, bargain, sell and convey unto Magnolia Management Group, Inc. herein referred to as Grantee, the following described real estate situated in Shelby County, Alabama, to wit:

Lot 7, Block 1, Joseph Squire's Map of Helena, as recorded in Map Book 3, Page 121, in the Probate Office of Shelby County, Alabama.

Subject to all easements, restrictions, rights-of-way and covenants of record.

TO HAVE AND TO HOLD Unto the said Grantee her heirs and assigns, forever.

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

IN WITNESS WHEREOF, I hereunto set my hand and seal this the 3 of January, 2015. BIBLE BOOK & GIFT SHOP INC. WITNESS: (Seal) (Seal) E. Ray Smith, President

STATE OF 1 / L Assay)

I, Dose H HASHEY, a Notary Public in and for said County, in said State, hereby certify that, E. Ray Smith, whose name as President of Bible Book & Gift Shop Inc., a corporation 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 executed the same voluntarily and with full authority as such officer for such corporation in its capacity as President on the day the same bears date.

Given under my hand and official seal this 30 day of January, 2015.

Shelby County, AL 01/30/2015 State of Alabama Deed Tax: \$12.00

My Commission Expires: MY COMMISSION EXPIRES: May 2, 2015 BONDED THRU NOTARY PUBLIC UNDERWRITTER

Real Estate Sales Validation Form

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

Grantor's Name	BIBLE DOOK LGIPT	5 HOP	Grantee's Name	MAGRO	CIA MILA	HGE MER
Mailing Address			Mailing Address			
	<u> </u>			3491	HELEND	doAn
	<u></u>		-	HELE	ALZ	35080
Property Address	•		Date of Sale	· •	-30-2015	
		Tot	al Purchase Price		120000	
		or Actual Value		\$	12000,00	<u>-</u> ,
			or	Ψ	\ \ \ \ \ \ \ \ \ \ \ \ \ \ \ \ \ \ \ 	
		Assess	or's Market Value	\$	12,006.01	
•	•	entary evid	dence is not requir raisal	ed) 20150 Shelk	ing documenta 0130000031170 2/2 by Chty Judge of P 0/2015 08:25:52 AM	\$29.00 Probate, AL
	document presented for recorthis form is not required.	rdation co	ntains all of the re	quired in	formation refe	renced
		nstructio	ns			<u> </u>
	d mailing address - provide their current mailing address.			ersons co	onveying intere	est
Grantee's name are to property is being	nd mailing address - provide t g conveyed.	he name	of the person or p	ersons to	o whom interes	st
Property address -	the physical address of the p	oroperty b	eing conveyed, if	available	•	
Date of Sale - the	date on which interest to the	property v	was conveyed.			
•	ce - the total amount paid for the instrument offered for re		nase of the propert	y, both r	eal and persor	nal,
conveyed by the in	e property is not being sold, the strument offered for record. or the assessor's current ma	This may	be evidenced by a			
excluding current uresponsibility of va	ded and the value must be deuse valuation, of the property luing property for property tains of Alabama 1975 § 40-22-1 (as deterr x purpose	nined by the local	official c	harged with th	е
accurate. I further	t of my knowledge and belief understand that any false sta cated in <u>Code of Alabama 19</u>	atements	claimed on this for			
Date 7 -3 ~ -/		Print	JUS 1214 11 A	BSHEL		
Unattested		Sign	Joen Har	rez.		
	(verified by)		(Grantor/Gran	tee/Owne	er/Agent) circle d	one

Form RT-1