

THIS INSTRUMENT PREPARED BY  
ELLIS, HEAD, OWENS & JUSTICE  
P. O. BOX 587  
COLUMBIANA, ALABAMA 35051

SEND TAX NOTICE TO:

The Water Works Board of the Town of Calera

10947 Highway 25

Calera, Alabama 35040

**WARRANTY DEED**

STATE OF ALABAMA  
SHELBY COUNTY



20150203000036570 1/2 \$18.00  
Shelby Cnty Judge of Probate, AL  
02/03/2015 03:52:04 PM FILED/CERT

**KNOW ALL MEN BY THESE PRESENTS,**

That in consideration of ZERO and no/100 Dollars (\$0.00), the amount of which can be verified by Resolution of the City Council of the City of Calera, Alabama, to the undersigned Grantors, in hand paid by the GRANTEES herein, the receipt whereof is hereby acknowledged,

**The City of Calera, Alabama**, a municipal corporation  
whose mailing address is 10947 Highway 25, Calera, Alabama 35040

(herein referred to as GRANTORS) do hereby grant, bargain, sell, and convey unto

**The Water Works Board of the Town of Calera**, a corporation  
whose mailing address is 10947 Highway 25, Calera, Alabama 35040

(herein referred to as GRANTEES) the following described real estate, situated in Shelby County, Alabama, the address of which is 10947 Highway 25, Calera, Alabama 35040, to-wit:

Lot-T Shelby Spring Farms, Camp Winn Sector 2, Phase 1 as recorded Map Book 26, Page 6 in the  
Office of the Judge of Probate, Shelby County, Alabama.

(Description supplied by parties. No verification of title or compliance with governmental requirements has been made by preparer of deed.)

**TO HAVE AND TO HOLD** to the said Grantee, its successors and assigns forever.

Said Grantor does for itself, its successors and assigns, covenant with the said Grantee, its successors and assigns, that it is lawfully seized in fee simple of said premises; that said premises is free from all encumbrances, unless otherwise noted above; that it has a good right to sell and convey the same as aforesaid; that it will and its successors and assigns shall warrant and defend the same to the said Grantee, its successors and assigns forever, against the lawful claims of all persons.

**IN WITNESS WHEREOF**, the undersigned hereunto sets hand and seal this 20<sup>th</sup> day of January, 2015.

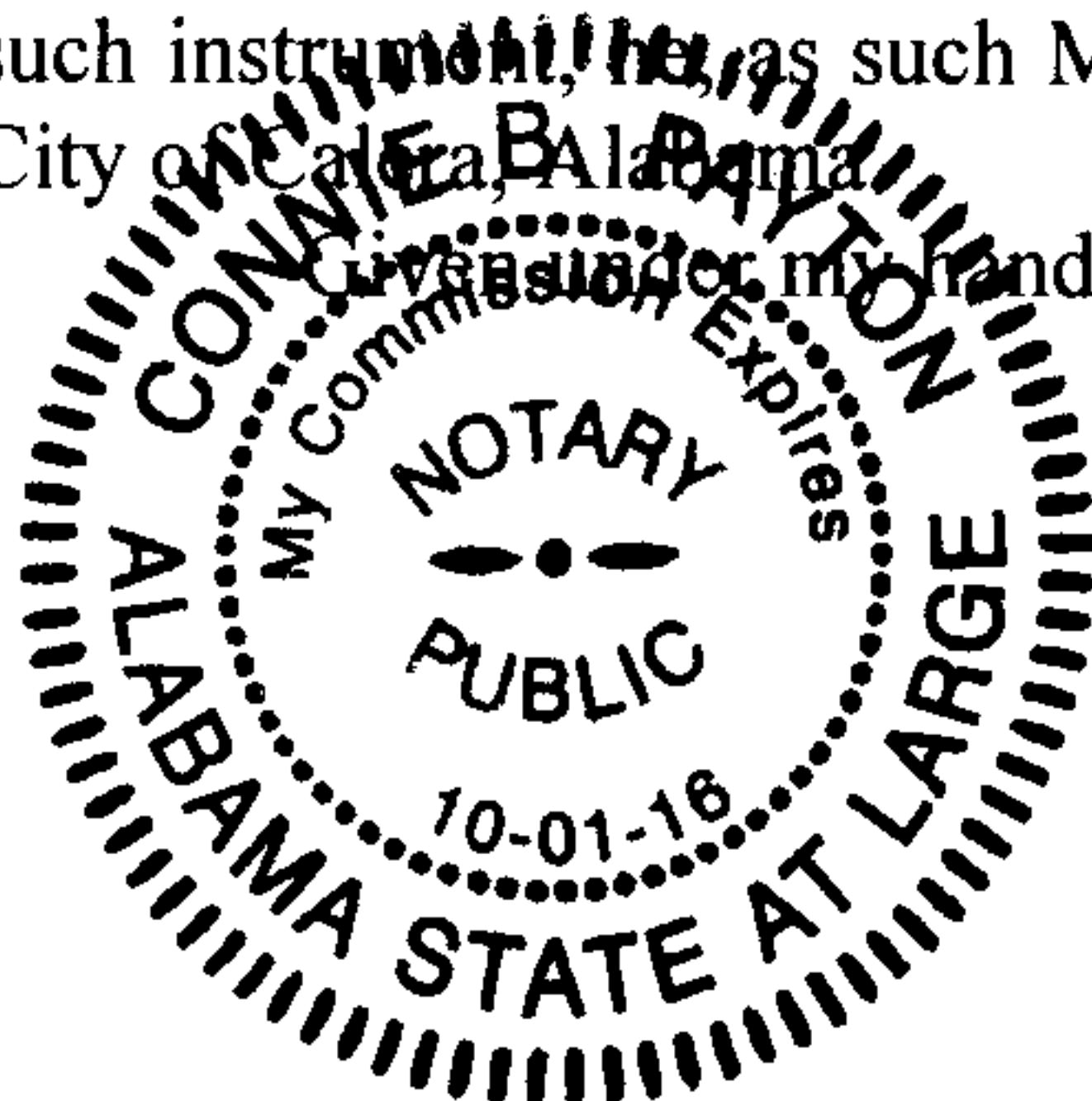
**THE CITY OF CALERA, ALABAMA,**  
a municipal corporation

By: Jon Graham (SEAL)  
Jon Graham, Mayor

STATE OF ALABAMA  
SHELBY COUNTY

I, the undersigned, a Notary Public in and for said County, in said State, hereby certify that Jon Graham, whose name as Mayor of The City of Calera, Alabama, a municipal corporation, 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 such instrument, he, as such Mayor and with full authority, executed the same voluntarily for and as the act of The City of Calera, Alabama.

Witness under my hand and official seal, this the 20<sup>th</sup> day of January, 2015.



Connie B. Payton  
Notary Public



## Real Estate Sales Validation Form

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

Grantor's Name City of Calera, Alabama  
Mailing Address 10947 Hwy 25  
Calera, AL 35040

Grantee's Name The Water Works Board of  
Mailing Address the Town of Calera  
10947 Hwy 25  
Calera, AL 35040

Property Address vacant land -- no  
address available

Date of Sale 01-20-2015  
Total Purchase Price \$ ZERO

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 Resolution of the City Council of the  
City of Calera, Alabama

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 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 02-03-2015

Print Frank C. Ellis, Jr., City Attorney

☒ Unattested

Sign [Signature]  
(Grantor/Grantee/Owner/Agent) Grantor



20150203000036570 2/2 \$18.00  
Shelby Cnty Judge of Probate, AL  
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Form RT-1