

This instrument was prepared without
benefit of title evidence or survey by:

Joshua D. Arnold
P.O. Box 587, Columbiana, Alabama 35051

Grantee's address:
107 Hughes Street
Columbiana, Alabama 35051

WARRANTY DEED
JOINT TENANTS WITH RIGHT OF SURVIVORSHIP

STATE OF ALABAMA)
SHELBY COUNTY)

KNOW ALL MEN BY THESE PRESENTS,

That in consideration of ONE and no/100 DOLLARS (\$1.00) to the undersigned GRANTOR in hand paid by the GRANTEE herein, the receipt whereof is acknowledged, the undersigned Travaras Mallory, a married man, and Elizabeth Brock Mallory, a married woman (herein referred to as GRANTOR, whether one or more) do grant, bargain, sell and convey unto Travaras Mallory and wife, Elizabeth Brock Mallory (herein referred to as GRANTEE, whether one or more) for and during their joint lives and upon the death of either of them, then to the survivor of them in fee simple, together with every contingent remainder and right of reversion, all of my right, title, and interest in and to the following described real estate situated in Shelby County, Alabama to-wit:

SEE ATTACHED EXHIBIT "A" FOR LEGAL DESCRIPTION

The above described property is the homestead of GRANTOR or his or her spouse.

TO HAVE AND TO HOLD to the said GRANTEES as joint tenants, with right of survivorship, their heirs and assigns forever.

And GRANTOR does for GRANTOR and GRANTOR'S heirs, executors, and administrators covenant with the said GRANTEE and GRANTEE'S heirs and assigns, that GRANTOR is lawfully seized in fee simple of said premises; that they are free from all

encumbrances unless otherwise noted above; that GRANTOR has a good right to sell and convey the same as aforesaid; that GRANTOR will and GRANTOR'S heirs, executors and administrators shall warrant and defend the same to the said GRANTEE and GRANTEE'S heirs and assigns forever, against the lawful claims of all persons.

IN WITNESS WHEREOF, GRANTOR has hereunto set GRANTOR'S hand and seal,
this the 4th day of February, 2015

Travaras Mallory
Travaras Mallory

STATE OF ALABAMA)
SHELBY COUNTY)

General Acknowledgment

I, the undersigned, a Notary Public in and for said County, in said State, hereby certify that Travaras Mallory, 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 executed the same voluntarily on the day the same bears date.

Given under my hand and official seal this the 4th day of February,
2015.


20150206000039670 2/5 \$58.50
Shelby Cnty Judge of Probate, AL
02/06/2015 10:13:34 AM FILED/CERT

April Dawx Butler
Notary Public

My Commission Expires September 13, 2016


Elizabeth Brock Mallory

STATE OF ALABAMA)
SHELBY COUNTY)

General Acknowledgment

I, the undersigned, a Notary Public in and for said County, in said State, hereby certify that Elizabeth Brock Mallory, 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 executed the same voluntarily on the day the same bears date.

Given under my hand and official seal this the 4th day of February,
2015.


Notary Public

My Commission Expires September 13, 2016


20150206000039670 3/5 \$58.50
Shelby Cnty Judge of Probate, AL
02/06/2015 10:13:34 AM FILED/CERT

EXHIBIT A

LOT 5, ACCORDING TO OWEN'S ADDITION TO COLUMBIANA, ACCORDING TO THE MAP RECORDED IN MAP BOOK 3, PAGE 76, IN THE OFFICE OF THE JUDGE OF PROBATE OF SHELBY COUNTY, ALABAMA.


20150206000039670 4/5 \$58.50
Shelby Cnty Judge of Probate, AL
02/06/2015 10:13:34 AM FILED/CERT

Real Estate Sales Validation Form

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

Grantor's Name Francis Mallory
Mailing Address _____

Grantee's Name Same
Mailing Address _____

Property Address 107 Hughes St.
Columbiana AL
35051

Date of Sale _____
Total Purchase Price \$ _____
or
Actual Value \$ _____

or
Assessor's Market Value \$ 64,300 1/2 32,150


20150206000039670 5/5 \$58.50
Shelby Cnty Judge of Probate, AL
02/06/2015 10:13:34 AM FILED/CERT

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 Office

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.

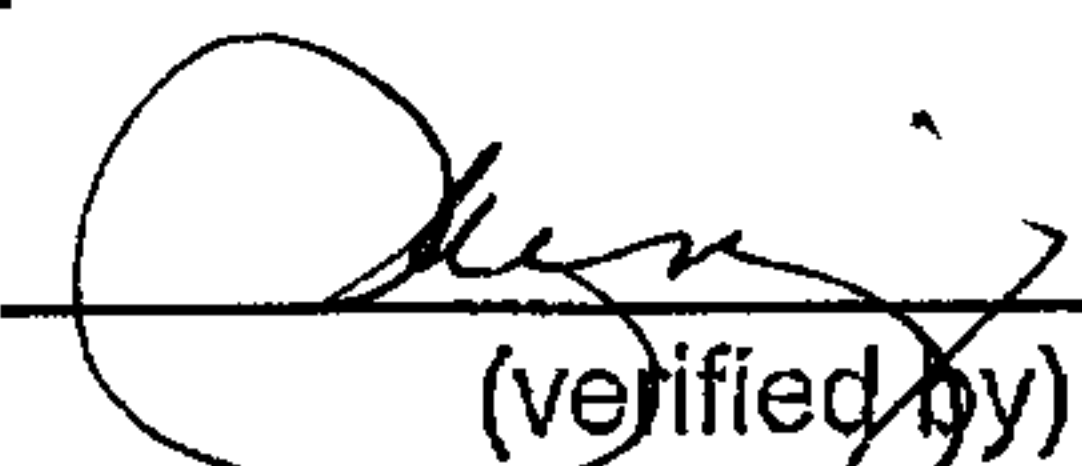
If no proof is provided and the value must be determined, the current estimate of fair market value, excluding current use valuation, of the property as determined by the local official charged with the responsibility of valuing property for property tax purposes will be used and the taxpayer will be 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 2/5/15

Print _____

☒ Unattested


(verified by)

Sign _____

(Grantor/Grantee/Owner/Agent) circle one

Form RT-1