

Parcel I.D. #: 28-3-06-0-001-011-002

Send Tax Notice To: Celeste Nunnally
5744 Spring Creek Road
Montevallo, AL 35115

WARRANTY DEED
Joint Tenancy With Right of Survivorship

STATE OF ALABAMA)
)
COUNTY OF SHELBY)


20150325000094480 1/4 \$51.00
Shelby Cnty Judge of Probate, AL
03/25/2015 02:57:21 PM FILED/CERT

Know all men by these presents, that in consideration of the sum of Twenty-Five Thousand Dollars and 00/100 (\$ 25,000.00), the receipt of sufficiency of which are hereby acknowledged, that **Michael Cochran, a single individual, and Michael Cochran as Power of Attorney of Loula Cochran; Michael Cochran as Power of Attorney of Ronald E. Cochran; Michael Cochran as Power of Attorney of Charles W. Cochran; Michael Cochran as Power of Attorney of Anita Cochran; and Michael Cochran as Power of Attorney of Karen R. Aldana, all of whom being the heirs at law and next of kin of William E. Cochran, a deceased person who died testate on or about 18 November, 2013,** hereinafter known as GRANTOR, does hereby bargain, grant, sell and convey the following described real property being situated in Shelby County, Alabama, to **Celeste Nunnally and David Gray,** hereinafter known as the GRANTEE;

Lot 6, as shown by Map or plat of Sunnydale Estates, First and Second Sectors, dated June 21, 1978, and recorded in Map Book 7, Page 75, in the Office of the Judge of Probate of Shelby County, Alabama.

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

THE ABOVE DESCRIBED REAL ESTATE DOES NOT CONSTITUTE THE HOMESTEAD OF ANY OF THE GRANTORS HEREIN.

This deed was prepared with the benefit of a title search conducted by Shelby County Abstract & Title Co., Inc., under policy # S-15-22030, and a survey was not performed. The legal description was taken from said title commitment binder.

TO HAVE AND TO HOLD to the said GRANTEE as joint tenants, with right of survivorship, their heirs and assigns, forever; it being the intention of the parties to this conveyance, that (unless the joint tenancy hereby created is severed or terminated during the joint lives of the grantees herein) in the event one grantee herein survives the other, the entire interest in fee simple

Shelby County, AL 03/25/2015
State of Alabama
Deed Tax: \$25.00

shall pass to the surviving grantee, and if one does not survive the other, then the heirs and assigns of the grantees herein shall take as tenants in common, together with every contingent remainder and right of reversion.

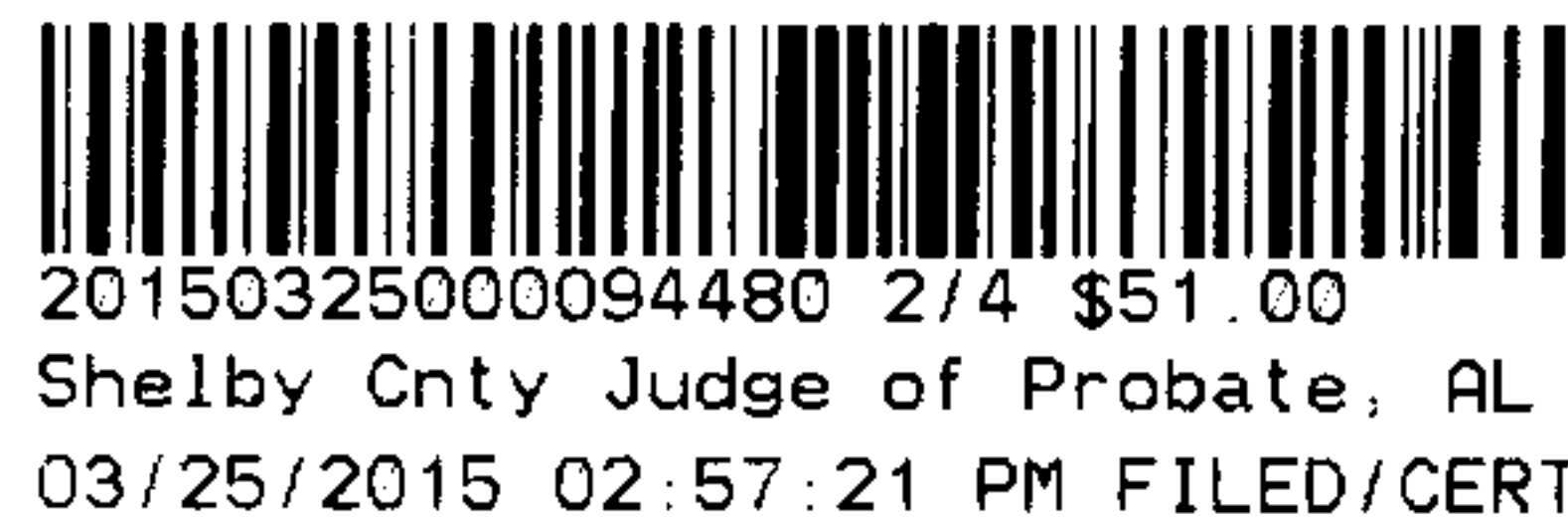
And we do for ourselves and for our heirs, executors, and administrators covenant with the said GRANTEES, their heirs, and assigns, that we are lawfully seized in fee simple of said premises; that they are free from all encumbrances, unless otherwise noted above; that we have a good right to sell and convey the same as aforesaid; that we will and 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 person.

IN WITNESS WHEREOF, we have hereunto set our hands and seals, on this the 25 Day of March, 2015.

Michael Cochran
Michael Cochran
Individually
Grantor

Michael Cochran
Michael Cochran
As Power of Attorney
Grantor

STATE OF ALABAMA)
)
COUNTY OF SHELBY)



I, the undersigned, a Notary Public in and for said State, do hereby certify that *Michael Cochran, a unmarried individual* and *Michael Cochran, as Power of Attorney*, whose name is signed to the foregoing conveyance, and who is personally known to me, acknowledged before me and my official seal of office, that he did execute the same voluntarily on the day the same bears date.

Given under my hand and official seal of office on this the 25 Day of March, 2015.

[Signature]
NOTARY PUBLIC

My Commission Expires: 09 March, 2016

This Instrument Prepared By:

Clint C. Thomas, P.C.
Attorney at Law
P.O. Box 1422
Calera, AL 35040



20150325000094480 3/4 \$51.00
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IT IS PINK - THE BACK OF THIS DOCUMENT IS BLUE AND HAS AN ARTIFICIAL WATERMARK - HOLD AT AN ANGLE TO VIEW

ALABAMA
Center for Health Statistics
ALABAMA CERTIFICATE OF DEATH

State
File
Number

101 2013-41423

1. DECEASED LEGAL NAME William Edward Cochran		2. DATE AND TIME OF DEATH Nov 18, 2013 1134	
3. ALIAS NAME (IF ANY) None Given		4. DATE AND TIME PRONOUNCED DEAD	
5. COUNTY OF DEATH Shelby	6. CITY, TOWN OR LOCATION OF DEATH AND ZIP Alabaster, 35007	7. PLACE OF DEATH Shelby Baptist Medical Center	
8. HISPANIC ORIGIN No	9. RACE White	10. SEX Male	11. SERVED IN ARMED FORCES Yes
12. AGE 80	13. DATE OF BIRTH Dec 21, 1932	14. STATE OF BIRTH Alabama	15. SOCIAL SECURITY NUMBER [REDACTED]
16. MARITAL STATUS Married	17. SURVIVING SPOUSE Loula Russell	18. RESIDENCE STATE Alabama	
19. RESIDENCE COUNTY Shelby	20. CITY, TOWN OR LOCATION AND ZIP Montevallo, 35115	21. STREET ADDRESS 155 Linda Lane	
22. INFORMANT NAME, RELATIONSHIP AND ADDRESS Loula Cochran, Relationship: Wife 155 Linda Lane Montevallo, Alabama 35115		23. OCCUPATION Machinist	
25. FATHER'S NAME Wilbert Cochran		26. MOTHER'S MAIDEN NAME Ethel Roman	
27. DISPOSITION OF BODY Cremation	28. DATE OF DISPOSITION Nov 19, 2013	29. CEMETERY OR CREMATORY Brookside Crematorium	30. LOCATION Millbrook, Alabama
31. FUNERAL HOME NAME AND ADDRESS Bolton Funeral Home, 207 Highway 47 South, Columbiana, AL 35051			32. LICENSE NUMBER
33. FUNERAL DIRECTOR Connie S Denty		34. LICENSE NUMBER	35. DATE SIGNED Nov 20, 2013
36. MEDICAL CERTIFICATION: ☒ CERTIFYING PHYSICIAN ☐ MEDICAL EXAMINER ☐ CORONER			
37. NAME Andrejs Trenin MD		38. LICENSE NUMBER 27924	39. DATE SIGNED Nov 21, 2013
40. ADDRESS OF PERSON WHO COMPLETED CAUSE OF DEATH 1000 First Street North, Alabaster, Alabama 35007			
41. REGISTRAR Catherine Molchan Donald			42. DATE FILED Nov 21, 2013

CAUSE OF DEATH

43. PART I: DISEASES, INJURIES OR COMPLICATIONS THAT CAUSED DEATH		INTERVAL	
IMMEDIATE CAUSE	A. Respiratory Failure Syndrome DUE TO (OR AS A CONSEQUENCE OF):	Unknown	
UNDERLYING CAUSE	B. COPD DUE TO (OR AS A CONSEQUENCE OF):	Unknown	
	C. DUE TO (OR AS A CONSEQUENCE OF):		
	D. DUE TO (OR AS A CONSEQUENCE OF):		
44. PART II: OTHER SIGNIFICANT CONDITIONS CONTRIBUTING TO DEATH			
45. MANNER OF DEATH Natural Cause	46. PREGNANCY IN LAST 42 DAYS No	47. AUTOPSY No	48. FINDINGS CONSIDERED
49. DATE AND TIME OF INJURY			
50. HOW INJURY OCCURRED			
51. INJURY AT WORK	52. PLACE OF INJURY	53. LOCATION OF INJURY	

ADPH HS E2/REV 07-10

This is an official certified copy of the original record filed in the Center of Health Statistics, Alabama Department of Public Health, Montgomery, Alabama. 2013-443-650-4

Catherine M. Donald

Real Estate Sales Validation Form

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

Grantor's Name William Cochran
Mailing Address 1585 King James Rd.
Montevallo, AL 35007

Grantee's Name Celeste Annally
Mailing Address 5744 Spring Creek Rd.
Montevallo, AL 35115

Property Address 155 Linda Lane
Montevallo, AL 35115

Date of Sale 3/24/15
Total Purchase Price \$ 25,000.

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


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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 3/24/15

Print Michael Cochran

Sign Michael Cochran

Unattested

(verified by)

(Grantor/Grantee/Owner/Agent) circle one

Form RT-1