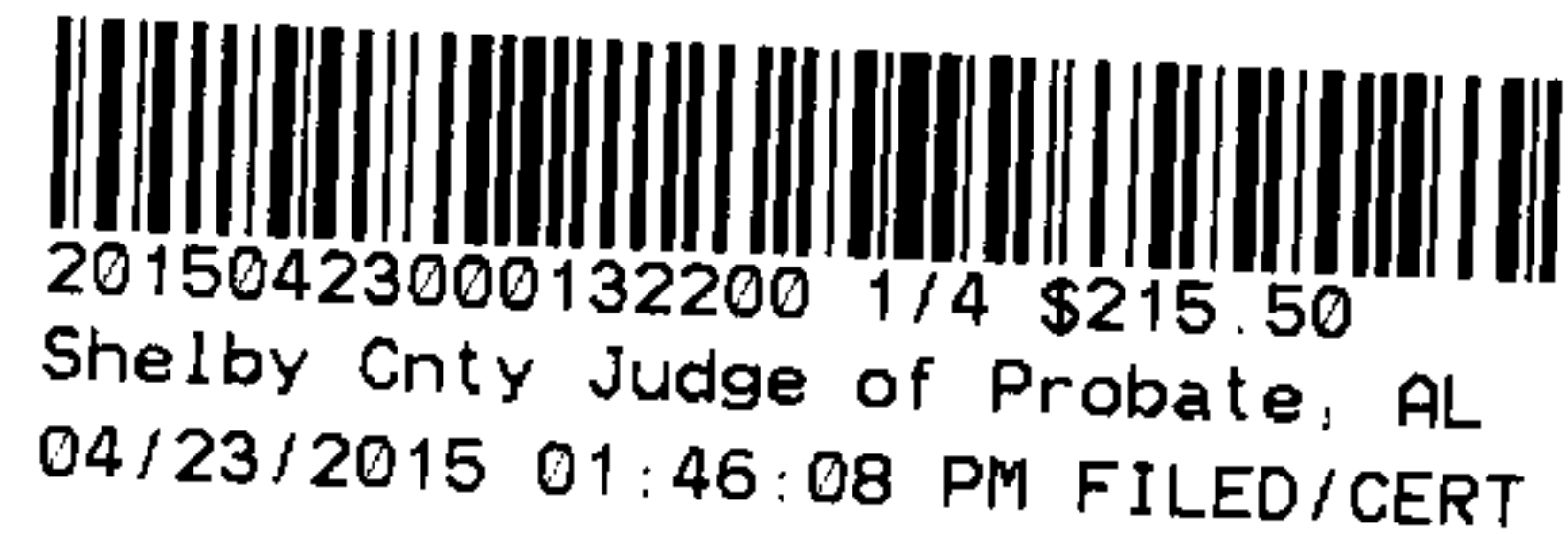


Value \$384,300 divided by 1/2 = \$192,150  
4 pages = \$215.50 tax

SEND TAX NOTICE TO:  
VICKIE T. GREENE  
3120 Somerset Trace  
Birmingham, AL 35242

STATE OF ALABAMA            )  
SHELBY COUNTY                )



**STATUTORY WARRANTY DEED**

*April* THIS IS A STATUTORY WARRANTY DEED executed and delivered this 17<sup>th</sup> day of April, 2014, by **WILLIAM L. GREENE and VICKIE T. GREENE, husband and wife** (hereinafter referred to as the "Grantors"), to **VICKIE T. GREENE** (hereinafter referred to as the "Grantee").

KNOW ALL MEN BY THESE PRESENTS:

WHEREAS, on November 18, 1998, the real property described herein was conveyed by Corporation Form Deed by PRECISION HOMEBUILDERS, INC., a corporation, to WILLIAM L. GREENE and VICKIE T. GREENE, as joint tenants with right of survivorship and recorded on November 23, 1998, Instrument #1998-46549.

WHEREAS, as evident by their signatures hereto, the Grantors, being all the joint tenants, hereby consent to sever the joint tenancy with right of survivorship and to convey the real property described herein to the Grantee.

NOW, THEREFORE, in consideration of Ten and 00/100 Dollars (\$10.00) and other good and valuable consideration to the undersigned Grantors in hand paid by the Grantee herein, the receipt whereof is hereby acknowledged, the Grantors do hereby grant, bargain, sell and convey unto the Grantee, their interest in and to the following described real estate, situated in Shelby County, Alabama (the "Subject Property"), to-wit:

Lot 1197, according to the Survey of Brook Highland, 11<sup>th</sup> Sector, Phase II an Eddleman Community, as recorded in Map Book 22, Page 36 A & B, in the Probate Office of Shelby County, Alabama; being situated in Shelby County, Alabama.

Subject to Ad valorem taxes for the current year.

TOGETHER WITH all improvements thereon and appurtenances and thereto belonging or in anyway appertaining and all right, title and interest of Grantors in and to any and all roads, alleys and ways bounding said premises.

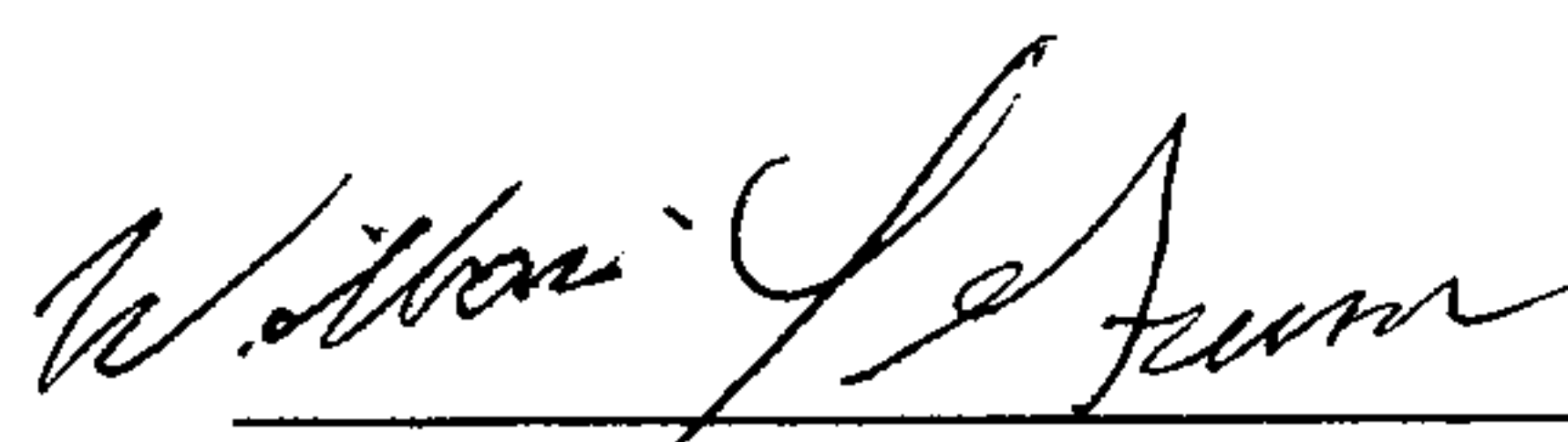
TO HAVE AND TO HOLD unto the said Grantee, and to her heirs, executors and assigns forever.

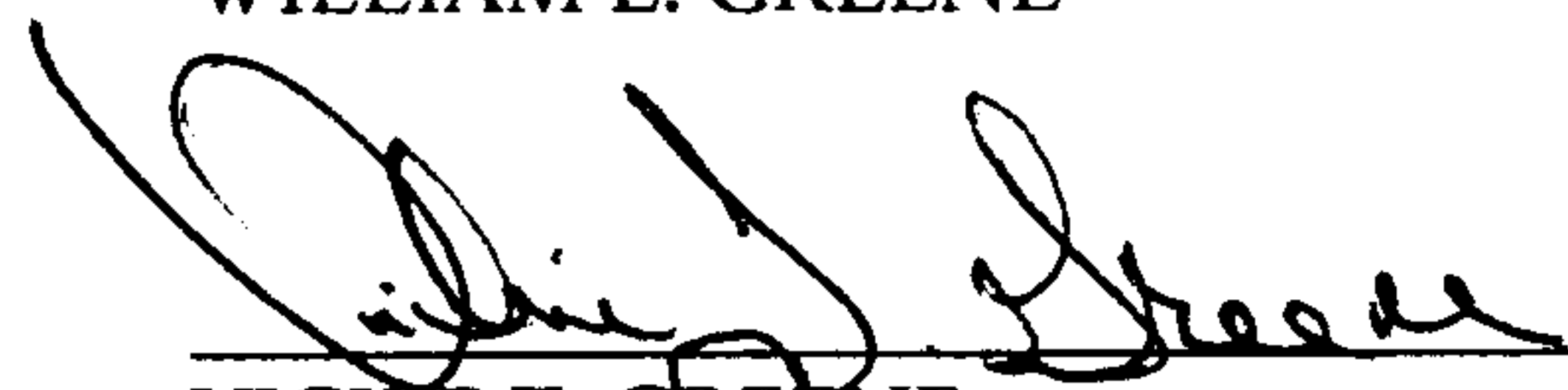
And said Grantors hereby covenant and agree with said Grantee, her heirs, executors, administrators and assigns, that they will warrant and defend the Subject Property against the lawful claims (unless otherwise noted above) of all persons claiming by or through the Grantors, but not otherwise.


The parties intend by the execution of this conveyance to vest title in and to the Subject Property in Grantee, **VICKIE T. GREENE**.

**THE SUBJECT PROPERTY CONSTITUTES THE HOMESTEAD OF THE GRANTORS.**

IN WITNESS WHEREOF, the Grantors have set their hands and seal, this 17 day of April 2014.

  
\_\_\_\_\_  
WILLIAM L. GREENE

  
\_\_\_\_\_  
VICKIE T. GREENE


  
20150423000132200 2/4 \$215.50  
Shelby Cnty Judge of Probate, AL  
04/23/2015 01:46:08 PM FILED/CERT

STATE OF ALABAMA )  
JEFFERSON COUNTY)

GENERAL ACKNOWLEDGMENT

I, the undersigned Notary Public in and for said County in said State, hereby certify that WILLIAM L. GREENE, 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 on April 17, 2014.

  
Notary Public  
My Commission Expires: 8-20-17

STATE OF ALABAMA )  
JEFFERSON COUNTY)

GENERAL ACKNOWLEDGMENT

I, the undersigned Notary Public in and for said County in said State, hereby certify that VICKIE T. GREENE, 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, she executed the same voluntarily on the day the same bears date.

Given under my hand and official seal on April 17, 2014.

  
Notary Public  
My Commission Expires: 8-20-17

THIS INSTRUMENT PREPARED (WITHOUT  
THE BENEFIT OF A TITLE SEARCH) BY:

Nancy C. Hughes  
Hughes & Scalise, PC  
600 Luckie Drive, Suite 310  
Birmingham, AL 35223  
(205) 871-0300



20150423000132200 3/4 \$215.50  
Shelby Cnty Judge of Probate, AL  
04/23/2015 01:46:08 PM 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 William L. Greene and
Mailing Address Vickie T. Greene
3120 Somerset Trace
Birmingham, AL 35242

Grantee's Name Vickie T. Greene
Mailing Address 3120 Somerset Trace
Birmingham, AL 35242

Property Address 3120 Somerset Trace
Birmingham, AL 35242

Date of Sale
Total Purchase Price \$

or
Actual Value \$

or
Assessor's Market Value \$384,300 divided by 1/2
\$192,150



Shelby Cnty Judge of Probate, AL
04/23/2015 01:46:08 PM 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 records

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 4/17/14

Unattested

(verified by)

Print VICKIE T. GREENE

Sign [Signature]

(Grantor/Grantee/Owner/Agent) circle one