

This instrument was prepared by:
Ellis, Head, Owens & Justice
P O Box 587
Columbiana, AL 35051

Send Tax Notice to:
J. Frank Head
P O Box 757
Columbiana, AL 35051

WARRANTY DEED

STATE OF ALABAMA)
SHELBY COUNTY)

KNOW ALL MEN BY THESE PRESENTS, That in consideration of **One Hundred Two Thousand Five Hundred No/00 Dollars (\$102,500.00)** to the undersigned grantor (whether one or more), in hand paid by grantee herein, the receipt whereof is acknowledged, I or we, **JENNIFER J. HEAD, an unmarried woman, (herein referred to as grantor, whether one or more)** does grant, bargain, sell and convey unto, **J. Frank Head (herein referred to as grantee, whether one or more)**, all of her 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.


Subject to 2015 property taxes and subsequent years and all easements, restrictions, reservations, provisions, covenants, building set-back lines and rights of way of record.

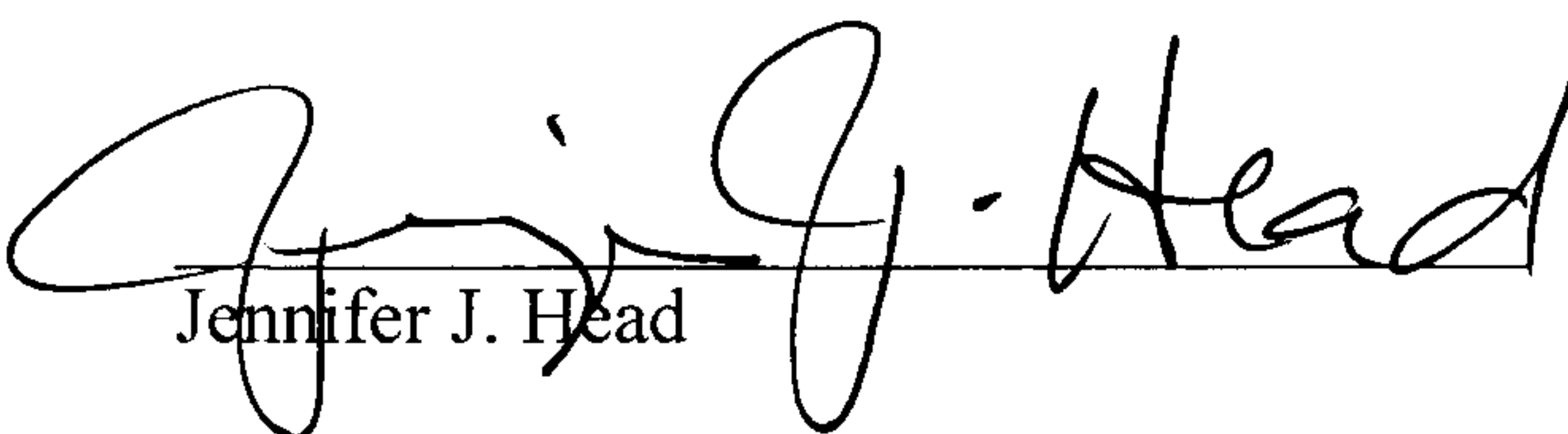
All of the above consideration is being paid by a purchase money mortgage being recorded simultaneously herewith.

TO HAVE AND TO HOLD to the said grantee, his, her or their heirs and assigns forever.

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

IN WITNESS WHEREOF, I have hereunto set my hand and seal this 31 day of July, 2015.


20150804000268120 1/3 \$21.00
Shelby Cnty Judge of Probate, AL
08/04/2015 01:33:47 PM FILED/CERT


Jennifer J. Head

STATE OF ALABAMA
SHELBY COUNTY

I, the undersigned authority, a Notary Public in and for said County, in said State, hereby certify that Jennifer J. Head, who 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 this 31st day of July, 2015.

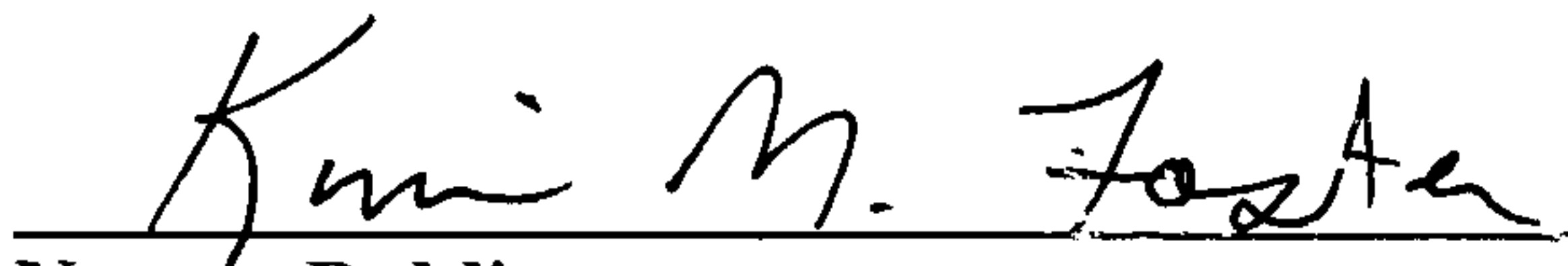

Notary Public
My Commission Expires: 1-7-19

EXHIBIT "A"
LEGAL DESCRIPTION

PARCEL I:

Begin at the Southwest corner of Section 24, Township 21 South, Range 1 West, and run North along the West line of said Section 540 feet to the North line of Sterrett Street in the Town of Columbiana, Alabama; thence in an easterly direction along the North line of Sterrett Street 1127 feet to the Southwest corner of the one acre Williams lot; thence West along the North line of Sterrett Street 230 feet to the point of beginning of the tract of land herein described; thence North 782.5 feet to the North line of said SW 1/4 of SW 1/4 of Section 24, Township 21 South, Range 1 West; thence West along said forty line 100 feet; thence South parallel to the East line of said lot 782.5 feet to the North line of Sterrett Street; thence easterly along said 100 feet to the point of beginning. All lying and being situated in the SW 1/4 of SW 1/4 of Section 24, Township 21 South, Range 1 west, Shelby County, Alabama.

PARCEL II:

Begin at the SW corner of Section 24, Township 21 South, Range 1 West and run North along the West line of said Section 540 feet to the North line of Sterrett Street in the Town of Columbiana, Alabama; thence in an easterly direction along the North line of Sterrett Street 1127 feet to the SW corner of the one acre Williams lot; thence West along the North line of Sterrett Street 230 feet to the point of beginning of the tract of land herein described; thence North 782.5 feet to the North line of the SW 1/4 of SW 1/4 of Section 24, Township 21 South, Range 1 West; thence West along forty line 100 feet; thence South parallel with the East line of said 782.5 feet to the North line of Sterrett Street; thence East along said 100 feet to the point of beginning, all lying and being situated in the SW 1/4 of SW 1/4 of Section 24, Township 21 South, Range 1 West, Shelby County, Alabama.



20150804000268120 2/3 \$21.00
Shelby Cnty Judge of Probate, AL
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Real Estate Sales Validation Form

This Document must be filed in accordance with Code of Alabama 1975, Section 40.22.1

(Seller)

Grantor's Name Jennifer J. Head
Mailing Address P O Box 264
Columbiana, AL 35051

(Buyer)

Grantee's Name J. Frank Head
Mailing Address P O Box 757
Columbiana, AL 35051

Property Address: Parcel#58-057360001005.005
Chelsea, AL 35043
Shelby County, Alabama

Date of Sale 7/31/15

Total Purchase Price \$102,500.00
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
 x Closing Statement
 Appraisal
 Other

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 7/31/15

Sign Jennifer J. Head
(Grantor/Grantee/Owner/Agent) circle one

Print Jennifer J. Head

 Unattested

Kimi M. Foster
(Verified by)