

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

William R. Justice
P.O. Box 587 Columbiana, Alabama 35051


20151001000343200 1/3 \$33.50
Shelby Cnty Judge of Probate, AL
10/01/2015 09:54:28 AM FILED/CERT

**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 GRANTEES herein, the receipt whereof is acknowledged, the undersigned Nor Sue Murphree, an unmarried woman (herein referred to as GRANTOR) does grant, bargain, sell and convey unto David H. Lollar, Jr. and Jean R. Lolloar (herein referred to as GRANTEES) 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, her life estate in the following described real estate situated in Shelby County, Alabama to-wit:

Lot 4, according to the Survey of Beeswax Estates, as recorded in Map Book 10, Page 29, in the Probate Office of Shelby County, said Beeswax Estates, being a Resurvey of Lot 6, Weaver's Survey as recorded in Map Book 9, page 153, in the Probate Office of Shelby County, Alabama. Being situated in Shelby County, Alabama. Mineral and mining rights excepted.

The purpose of this deed is to convey the life estate retained by GRANTOR in a previous deed to GRANTEES recorded as Instrument # 20130429000174090 in the Probate Office of Shelby County, Alabama.

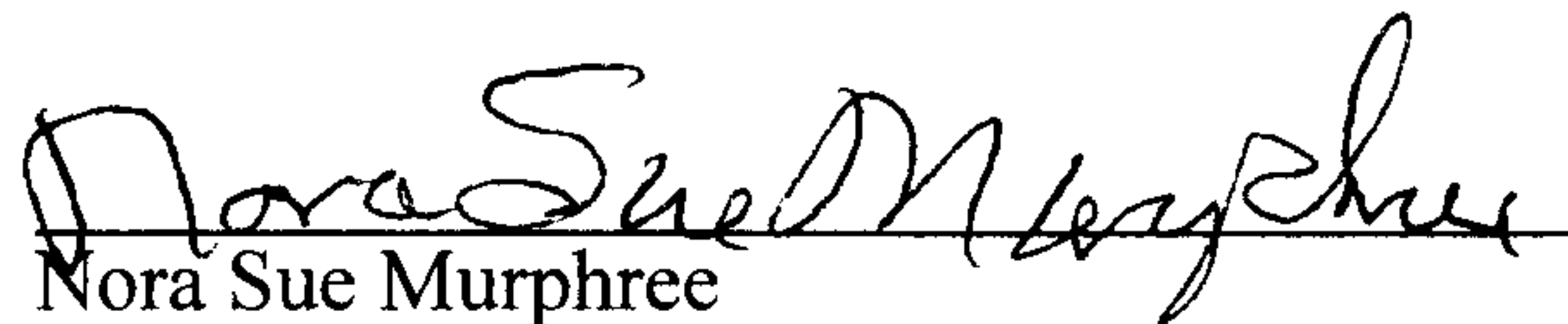
TO HAVE AND TO HOLD to the said GRANTEES for and during their joint lives and upon the death of either of them, then to the survivor of them in fee simple, and to the heirs and assigns of such survivor forever, together with every contingent remainder and right of reversion.

And GRANTOR does for GRANTOR and for GRANTOR'S heirs, executors, and administrators covenant with the said GRANTEES, their 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

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State of Alabama
Deed Tax:\$13.50

the same to the said GRANTEES, their heirs and assigns forever, against the lawful claims of all persons.

IN WITNESS WHEREOF, GRANTOR has hereunto set GRANTOR'S hand and seal, this 30th day of September, 2015.

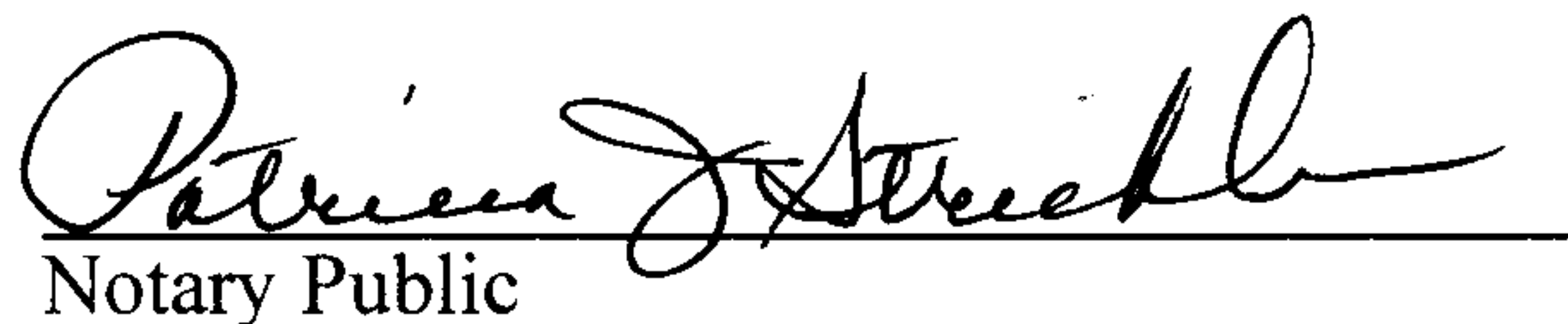

Nora Sue Murphree

STATE OF ALABAMA

COUNTY OF Shelby

I, the undersigned, a Notary Public in and for said County, in said State, hereby certify that Nora Sue Murphree, whose name is signed to the foregoing conveyance, and who are 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 30th day of September, 2015.


Notary Public



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PATRICIA J. STRICKLIN
Notary Public, State of Alabama
Alabama State At Large
My Commission Expires
April 10, 2016

Real Estate Sales Validation Form

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

Grantor's Name Nora Sue Murphree
Mailing Address _____

Grantee's Name David H. Lollar, Jr. & Jean R. Lollar
Mailing Address 100 Wood Cove
Wilsonville, AL 35186

Property Address 330 Susu Lane
Wilsonville, AL 35186

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

Life estate Assessor's Market Value \$ 13,204

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

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 9-30-15

Print David H. Lollar Jr

☐ Unattested _____

Sign David H. Lollar Jr

(Grantor/Grantee/Owner/Agent) circle one



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Form RT-1