

This instrument prepared by:
Sandy F. Johnson
3170 Highway 31 South
Pelham, AL 35124

SEND TAX NOTICE TO:
Larry S. West, Jr. and Elizabeth O. West
5324 S Shades Crest Rd
Bessemer, AL 35022

20151124000405630
11/24/2015 02:02:47 PM
DEEDS 1/3

WARRANTY DEED

STATE OF ALABAMA)
)
SHELBY COUNTY)

KNOW ALL MEN BY THESE PRESENTS, That in consideration of the sum of One Hundred Ninety-Eight Thousand And No/100 Dollars (\$198,000.00) paid by the grantee herein, the receipt of which is hereby acknowledged, I/we, John Ellis Jones and Shirley M. Jones, husband and wife (hereinafter grantor, whether one or more), do grant, bargain, sell and convey unto Larry S. West, Jr. (hereinafter Grantees), as joint tenants with rights of survivorship, all of my/our right, title and interest in the following described real estate, situated in Shelby County, Alabama.

SEE EXHIBIT "A" ATTACHED HERETO AND MADE A PART HEREOF

Subject to current taxes, all matters of public record, including, but not limited to easements, restrictions of record, and other matters which may be viewed by observation.

Two Hundred Two Thousand Two Hundred Fifty-Seven And No/100 Dollars (\$202,257.00) of the consideration recited herein is from the proceeds of a purchase money mortgage of even date herewith.

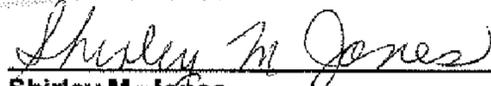
TO HAVE AND TO HOLD unto the said Grantees as joint tenants, with rights of survivorship, their heirs and assigns, forever; it being the intention of the parties to this conveyance that (unless the joint tenancy created is severed or terminated during the joint lives of the grantees herein) in the event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

Grantor does, for Grantor and for Grantor's heirs, executors and administrators covenant with the said Grantees as joint tenants, with rights of survivorship, their heirs executors and administrators, that Grantor is lawfully seized in fee simple of said premises; that it is 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 Grantees, and their heirs, executors and administrators forever, against the lawful claims of all persons.

IN WITNESS WHEREOF, the undersigned have hereunto set our hands and seals on November 24, 2015.



John Ellis Jones

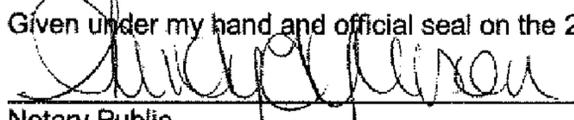


Shirley M. Jones

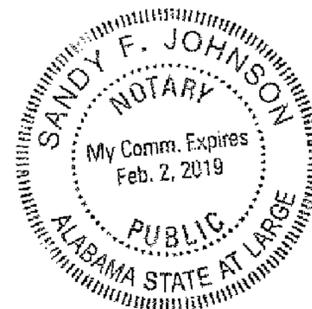
STATE OF ALABAMA
COUNTY OF SHELBY

I, the undersigned, a Notary Public in and for said County, in said State, hereby certify that John Ellis Jones and Shirley M. Jones, whose name(s) is(are) signed to the foregoing conveyance, and who is(are) known to me, acknowledged before me on this day, that, being informed of the contents of the conveyance he/she/they executed the same voluntarily on the day the same bears date.

Given under my hand and official seal on the 24th day of November, 2015.



Notary Public
My commission expires:



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Grantor's Name	John Ellis Jones and Shirley M. Jones	Grantee's Name	Larry S. West, Jr.
Mailing Address	5324 S Shades Crest Rd Bessemer, AL 35022	Mailing Address	CMR 411 Box 6024 APO, TN 09112
Property Address	5324 S Shades Crest Rd Bessemer, AL 35022	Date of Sale	November 24, 2015
		Total Purchase Price	\$198,000.00
		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)

<input type="checkbox"/> Bill of Sale	<input type="checkbox"/> Appraisal
<input type="checkbox"/> Sales Contract	<input type="checkbox"/> Other: _____
<input checked="" type="checkbox"/> Closing Statement	

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 - John Ellis Jones and Shirley M. Jones, 5324 S Shades Crest Rd, Bessemer, AL 35022.

Grantee's name and mailing address - Larry S. West, Jr., CMR 411 Box 6024, APO, TN 09112.

Property address - 5324 S Shades Crest Rd, Bessemer, AL 35022

Date of Sale - November 24, 2015.

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: November 24, 2015

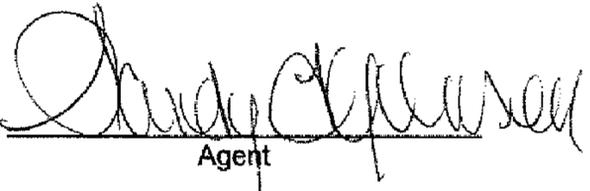
Sign 
Agent

EXHIBIT "A"

A parcel of land situated in the NW 1/4 of the NW 1/4 of Section 33, Township 20 South, Range 4 West; and in the SW 1/4 of the SW 1/4 of Section 28, Township 20 South, Range 4 West, more particularly described as follows:

Commence at the SW corner of Section 28, Township 20 South, Range 4 West; thence North along the West line of said section 382.94 feet; thence 58° 52' right 278.03 feet to the point of beginning; thence continue on last described course 241.26 feet; thence 90° 01' right 800 feet to the North right-of-way line of Shades Crest Road; thence 89° 59' right along said right-of-way line of road 203.34 feet to the point of a curve having a radius of 10,326.05 feet and a central angle of 0° 12' 38" to the right; thence 0° 06' 19" right and run along the arc of said curve 37.92 feet; thence 89° 54' 41" right from chord of said curve 799.94 feet to the point of beginning.

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Filed and Recorded
Official Public Records
Judge James W. Fuhrmeister, Probate Judge,
County Clerk
Shelby County, AL
11/24/2015 02:02:47 PM
\$21.00 CHERRY
20151124000405630

A handwritten signature in black ink, appearing to be "J. W. Fuhrmeister", is written over the typed name of the County Clerk.