



20151221000434460 1/4 \$88.00
Shelby Cnty Judge of Probate, AL
12/21/2015 02:21:54 PM FILED/CERT

This instrument was prepared by:
Clayton T. Sweeney, Attorney
2700 Highway 280 East, Suite 160
Birmingham, AL 35223

Send Tax Notice To:
James Kevin Etheridge and Tracey L.
Etheridge
161 Cabin View Trail
Helena, AL 35080

STATE OF ALABAMA

)

:

STATUTORY JOINT SURVIVORSHIP DEED

COUNTY OF SHELBY

)

KNOW ALL MEN BY THESE PRESENTS: That, for and in consideration of **Sixty Five Thousand and 00/100 (\$65,000.00)**, and other good and valuable consideration, this day in hand paid to the undersigned **Albert Ferdinand Thomasson as devisee under the Estate of Alfred P. Thomasson, deceased Montgomery County Probate Case #27926 and Burgess Alfred Thomasson, Jr., as devisee under the Estate of Burgess Alfred Thomasson, deceased, Broward County, Florida Probate Case #00-938 and Albert F. Thomasson, a married man, and Burgess A. Thomasson, Jr., a married man**, (hereinafter referred to as GRANTORS), in hand paid by the GRANTEES herein, the receipt whereof is hereby acknowledged, the GRANTORS do hereby give, grant, bargain, sell and convey unto the GRANTEES, **James Kevin Etheridge and Tracey L. Etheridge**, (hereinafter referred to as GRANTEES), for and during their joint lives and upon the death of either, then to the survivor of them in fee simple, together with every contingent remainder and right of reversion, the following described Real Estate, lying and being in the County of **Shelby**, State of Alabama, to-wit:

That part of the Southeast 1/4 of the Southeast 1/4 of the Northeast 1/4 and that part of the Northeast 1/4 of the Southeast 1/4 of Section 14, Township 24 North, Range 15 East, lying Northeast of Highway 71, situated in Shelby County, Alabama, less and except any part lying in a public right of way


Subject To:

Ad valorem taxes for 2016 and subsequent years not yet due and payable until October 1, 2016.
Existing covenants and restrictions, easements, building lines and limitations of record.

The property conveyed herein does not constitute the homestead of either Grantor nor that of their respective spouse.

TO HAVE AND TO HOLD, the tract or parcel of land above described together with all and singular the rights, privileges, tenements, appurtenances, and improvements unto 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.

IN WITNESS WHEREOF, said GRANTORS have hereunto set their hands and seals this the 14th day of December, 2015.


Albert Ferdinand Thomasson
as devisee under the Estate of
Alfred P. Thomasson, deceased
Montgomery County Probate Case #27926

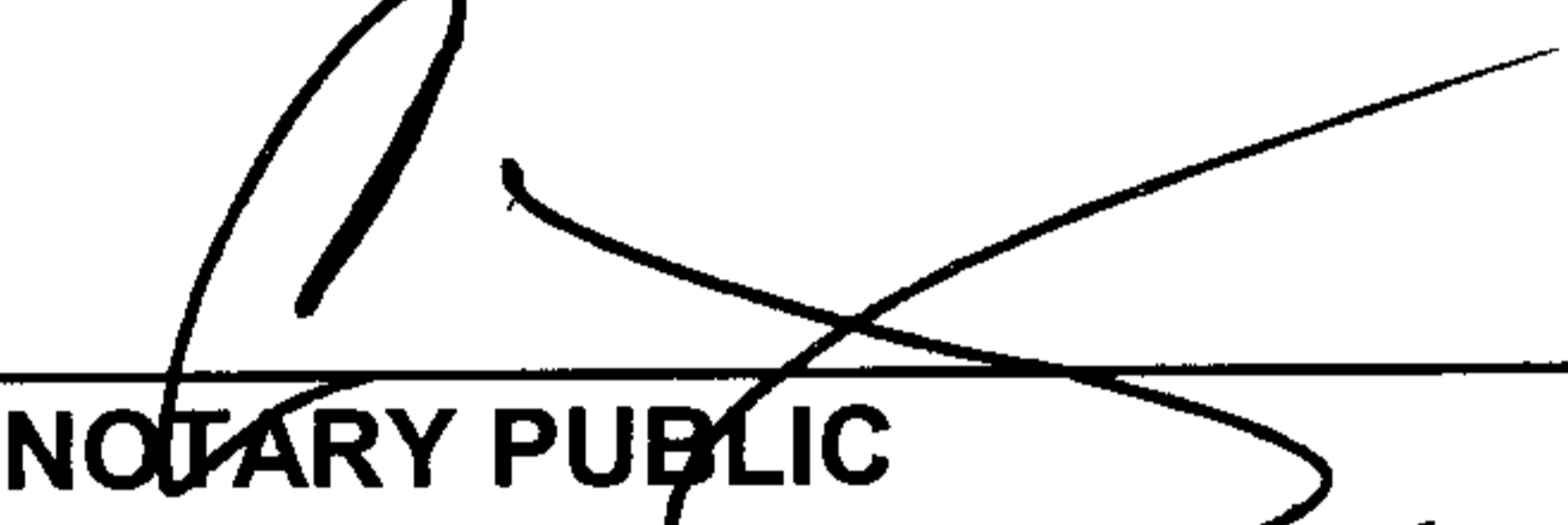

Albert F. Thomasson

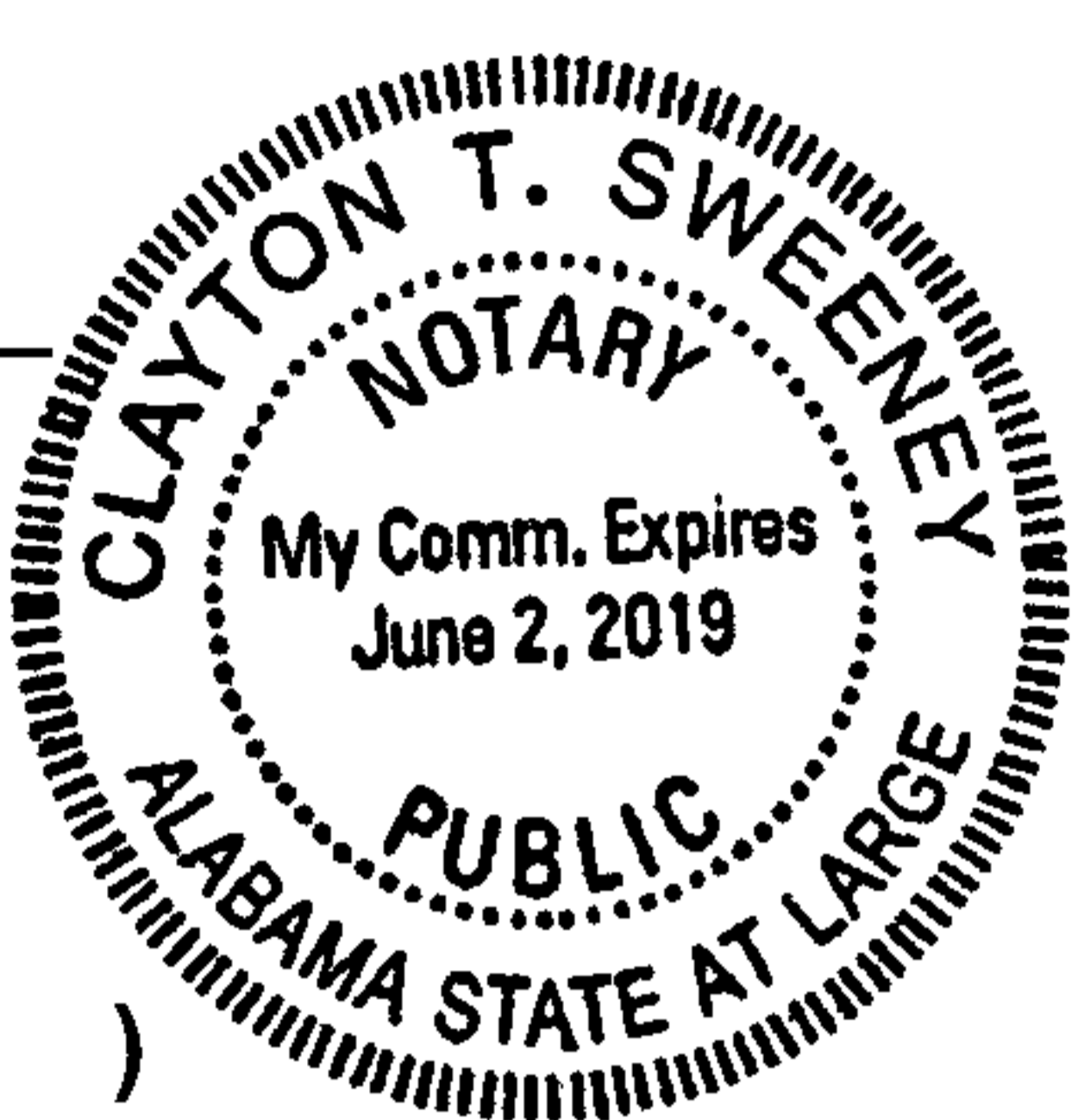
Shelby County, AL 12/21/2015
State of Alabama
Deed Tax: \$65.00

STATE OF ALABAMA)
COUNTY OF JEFFERSON)

I, the undersigned, a Notary Public, in and for said County and State, hereby certify that Albert Ferdinand Thomasson, whose name as devisee of Estate of Albert P. Thomasson, deceased Montgomery County Probate Case #27926, is signed to the foregoing Instrument and who is known to me, acknowledged before me on this day that, being informed of the contents of the Instrument, he executed the same voluntarily on the day the same bears date.

IN WITNESS WHEREOF, I have hereunto set my hand and seal this the 14th day of December, 2015.

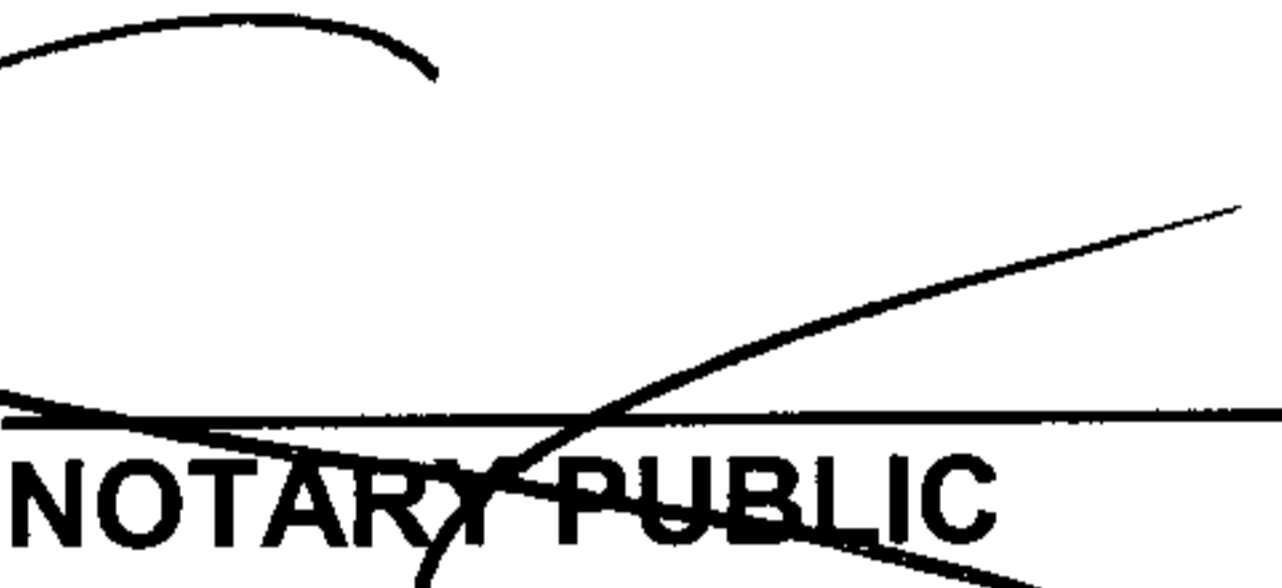

NOTARY PUBLIC
My Commission Expires: 6-2-2019

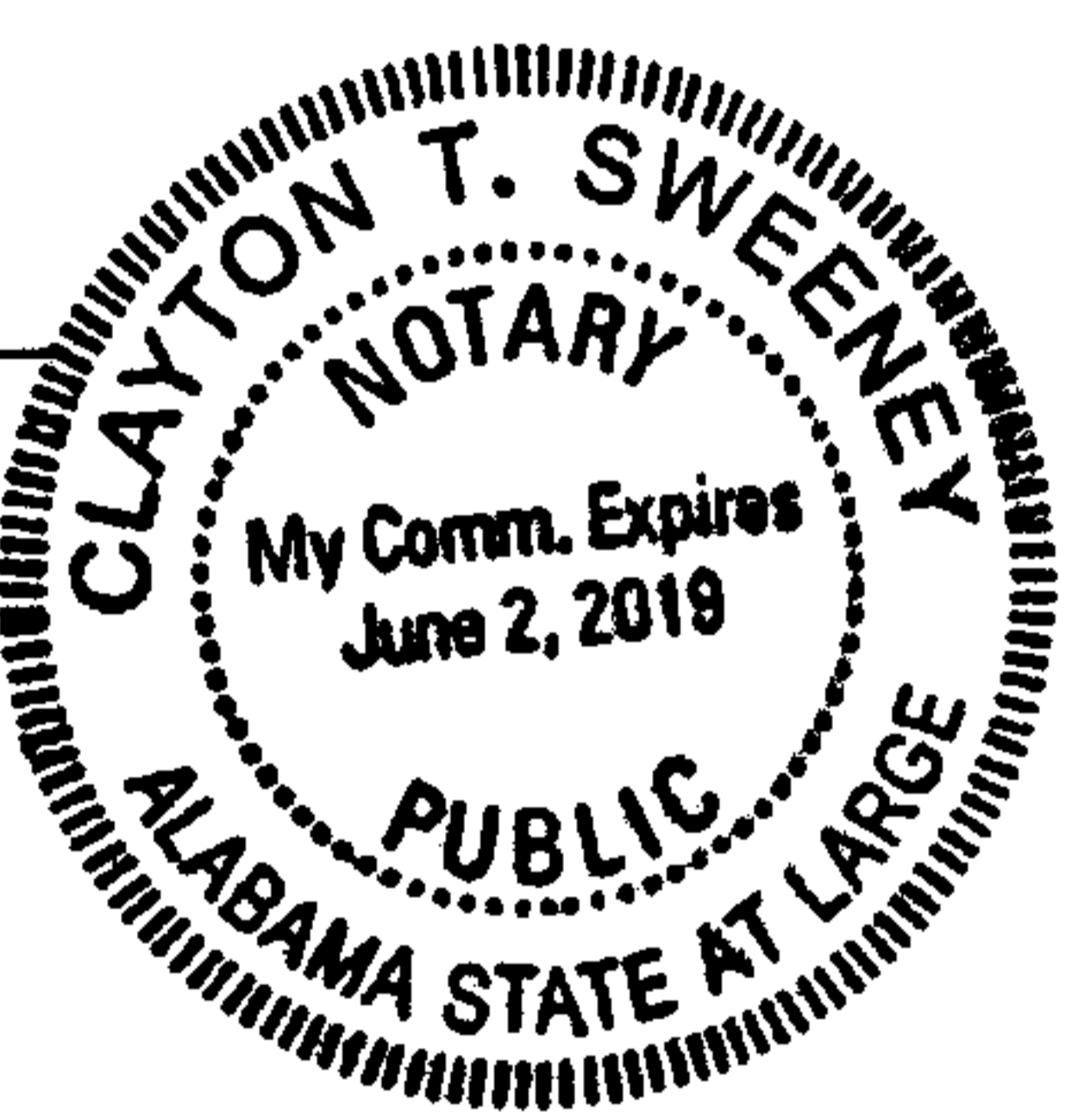


STATE OF ALABAMA)
COUNTY OF JEFFERSON)


I, the undersigned, a Notary Public, in and for said County and State, hereby certify that Albert F. Thomasson, a married man, whose name is signed to the foregoing Instrument and who is known to me, acknowledged before me on this day that, being informed of the contents of the Instrument, he executed the same voluntarily on the day the same bears date.

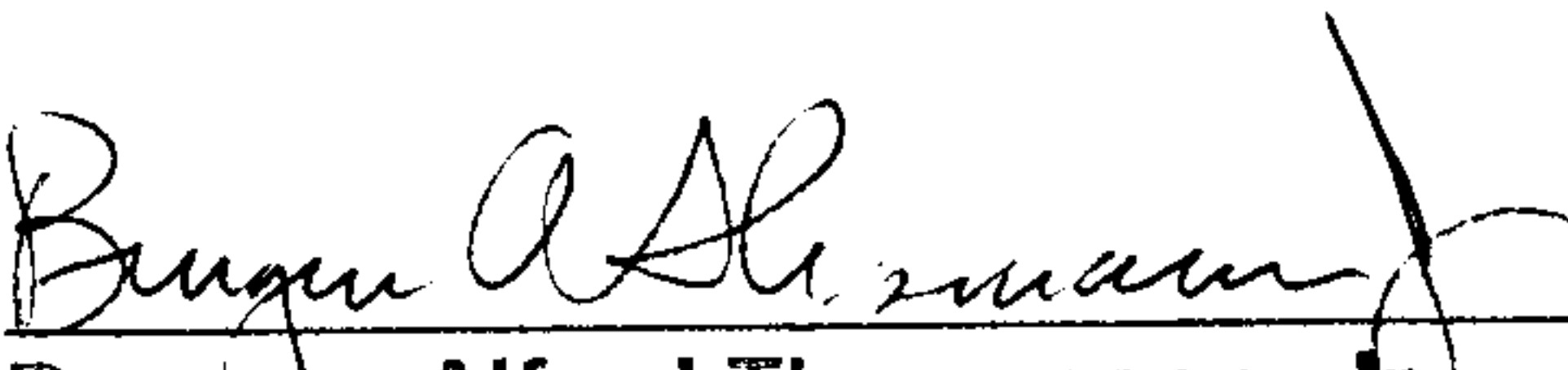
IN WITNESS WHEREOF, I have hereunto set my hand and seal this the 14th day of December, 2015.



NOTARY PUBLIC
My Commission Expires 6-2-2019



IN WITNESS WHEREOF, said GRANTORS have hereunto set their hands and seals this the 11th day of December, 2015.


Burgess Alfred Thomasson, Jr.
as devisee under the Estate of
Burgess Alfred Thomasson, deceased
Broward County, Florida Probate Case #00-938


Burgess Alfred Thomasson, Jr.


20151221000434460 3/4 \$88.00
Shelby Cnty Judge of Probate, AL
12/21/2015 02:21:54 PM FILED/CERT

STATE OF ALABAMA)
 :
COUNTY OF MOBILE)

I, the undersigned, a Notary Public, in and for said County and State, hereby certify that Burgess Alfred Thomasson, Jr., whose name as devisee of Estate of Burgess Alfred Thomasson, deceased Broward County, Florida Probate Case #00-938, is signed to the foregoing Instrument and who is known to me, acknowledged before me on this day that, being informed of the contents of the Instrument, he executed the same voluntarily on the day the same bears date.

IN WITNESS WHEREOF, I have hereunto set my hand and seal this the 11 day of December, 2015.

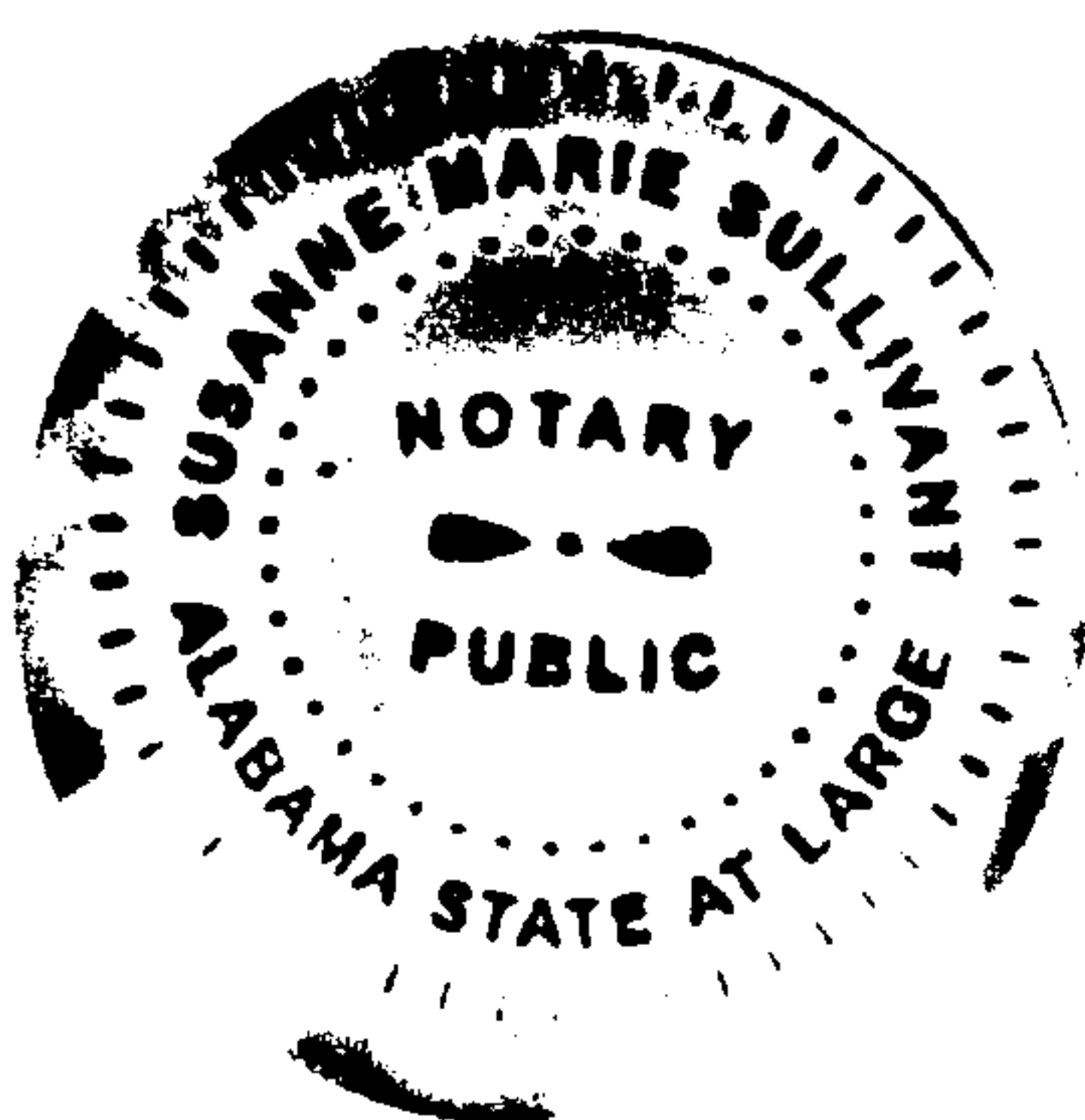
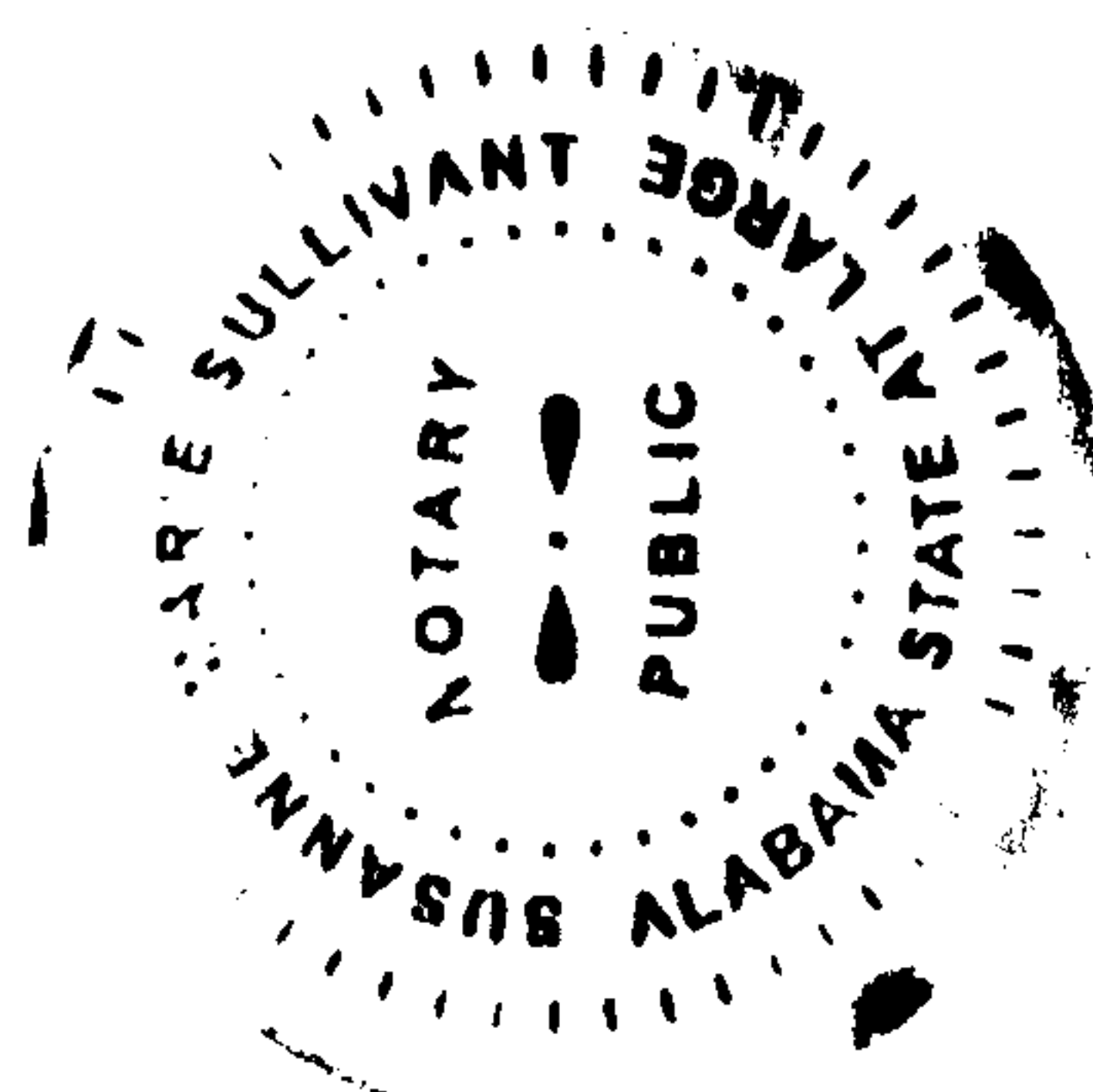

NOTARY PUBLIC
My Commission Expires: 3/14/2019

STATE OF ALABAMA)
 :
COUNTY OF MOBILE)

I, the undersigned, a Notary Public, in and for said County and State, hereby certify that Burgess Alfred Thomasson, Jr., a married man, whose name is signed to the foregoing Instrument and who is known to me, acknowledged before me on this day that, being informed of the contents of the Instrument, he executed the same voluntarily on the day the same bears date.

IN WITNESS WHEREOF, I have hereunto set my hand and seal this the 11 day of December, 2015.


NOTARY PUBLIC
My Commission Expires 3/16/2019



Real Estate Sales Validation Form

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

Grantor's Name Albert Ferdinand Thomasson and
Burgess Alfred Thomasson, Jr.

Grantee's Name James Kevin Etheridge and
Tracey L. Etheridge

Mailing Address 3900 Montclair Road, Suite 200
Birmingham, AL 35223

Mailing Address 161 Cabin View Trail
Helena, AL 35080

Property Address 12+/- acres Hwy 71
Columbiana, AL 35051

Date of Sale December 14, 2015

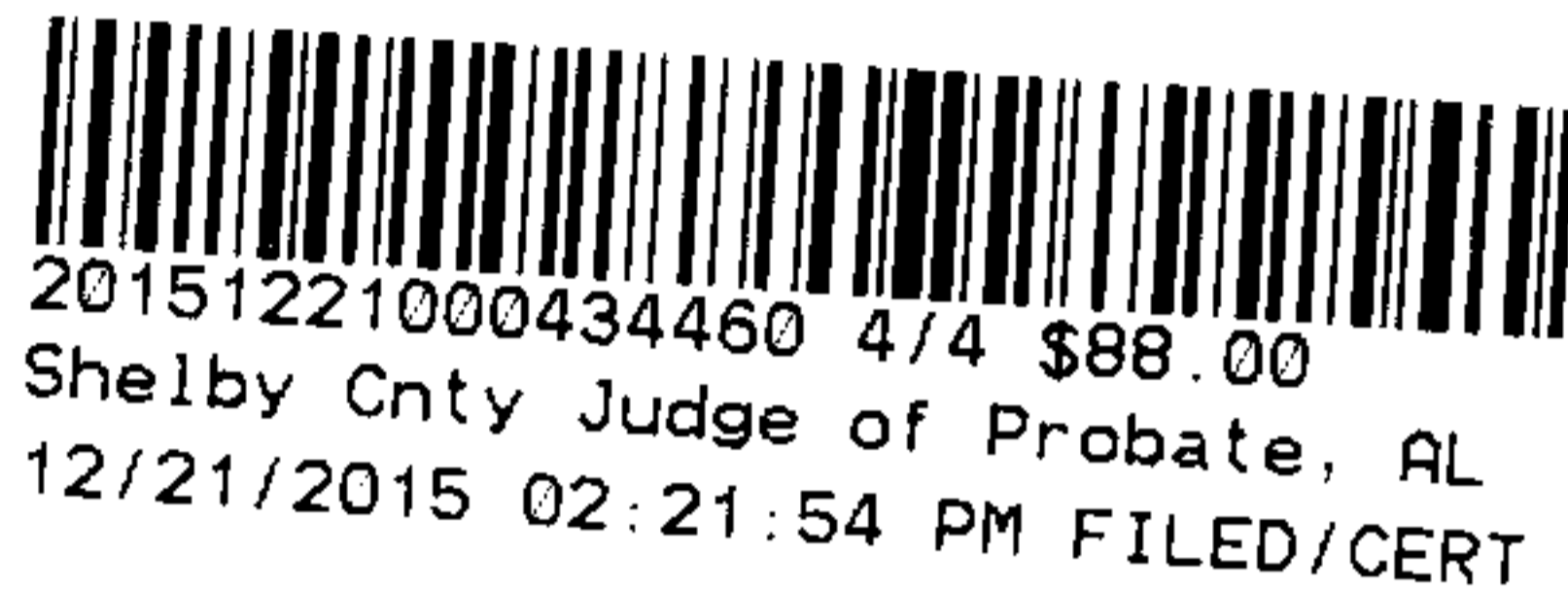
Total Purchase Price \$ 65,000.00

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)

- ☐ Bill of Sale
☐ Sales Contract
☒ Closing Statement

- ☐ Appraisal/ Assessor's Appraised Value
☐ Other – property tax redemption

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 _____

Albert Ferdinand Thomasson

Print Burgess Alfred Thomasson, Jr by

Albert F. Thomasson His Attorney In Fact

Sign

Albert F. Thomasson *BAT, Jr*

(Grantor/Grantee/Owner/Agent) circle one

Unattested

(verified by)