

Shelby County, AL 01/19/2016
State of Alabama
Deed Tax: \$16.00

STATE OF ALABAMA)
COUNTY OF SHELBY) **REDEMPTION DEED**

KNOW ALL MEN BY THESE PRESENTS, that for and in consideration of the sum of Fifteen Thousand Eight Hundred Forty Seven and 91/100ths (\$15,847.91) in hand paid to **John Andrews**, a married man and **Dale Pugh**, a married man ("Grantors"), the receipt and sufficiency of which is hereby acknowledged, the undersigned Grantor hereby remises, releases, quitclaims, grants, sells and conveys unto **Summer Properties, LLC** ("Grantee"), all of Grantor's right, title, interest and claim, if any, in or to the real estate situated in Shelby County, Alabama, and for the redemption thereof, being more particularly described as follows (the "Property"):

PARCEL ID 58/35/03/06/0/001/011.000 DESCRIBED AS:

MAP NUMBER 35 3 06 0 000 CODE1: 00 CODE2: 00

SUB DIVISION1: MAP BOOK: 00 PAGE: 000

SUB DIVISION2: MAP BOOK: 00 PAGE: 000

PRIMARY LOT: PRIMARYBLOCK: 000

SECONDARY LOT: SECONDARYBLOCK: 000

SECTION1 6 TOWNSHIP1 24N RANGE1 13E

SECTION2 00 TOWNSHIP2 00 RANGE2 00

SECTION3 00 TOWNSHIP3 00 RANGE3 00

SECTION4 00 TOWNSHIP4 RANGE4

LOT DIM1 230.05 LOT DIM2 720.95 ACRES 3.25 SQ FT 141,570.000

**METES AND BOUNDS: BEG SE COR SW ¼ NE ¼ SEC 6 W 165.77 ALG S ¼ ¼
LN N712.19 TO S ROW AL HWY 25 NE230.05 ALG ROW S720.95 TO POB**

Some or all of the above-described Property is also described in that certain tax deed dated 14th day of July, 2015, in instrument 20150716000242880, executed by James W. Fuhrmeister, Judge of Probate of Shelby County, in favor of John Andrews and Dale Pugh, as recorded in the Office of the Judge of Probate of Shelby County, Alabama.


This is not the primary residence of the Grantors nor their spouses.

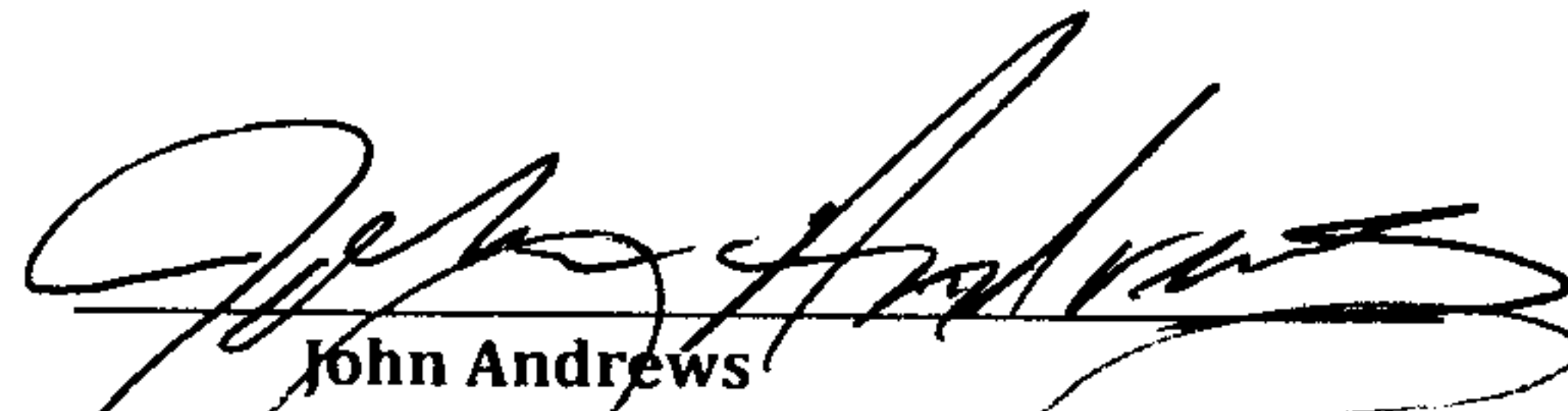

Whereas the grantee, by acceptance of this redemption deed, expressly releases any and all claims against the grantors, forever.

IT IS THE INTENT OF THIS CONVEYANCE TO PERFECT TITLE IN GRANTEE.

TO HAVE AND TO HOLD to said Grantee and their successors and assigns forever.

IN WITNESS WHEREOF, Grantors has hereunto caused this instrument to be executed under seal effective as of the 30th day of December, 2015.


20160119000018510 1/2 \$33.00
Shelby Cnty Judge of Probate, AL
01/19/2016 11:50:59 AM FILED/CERT

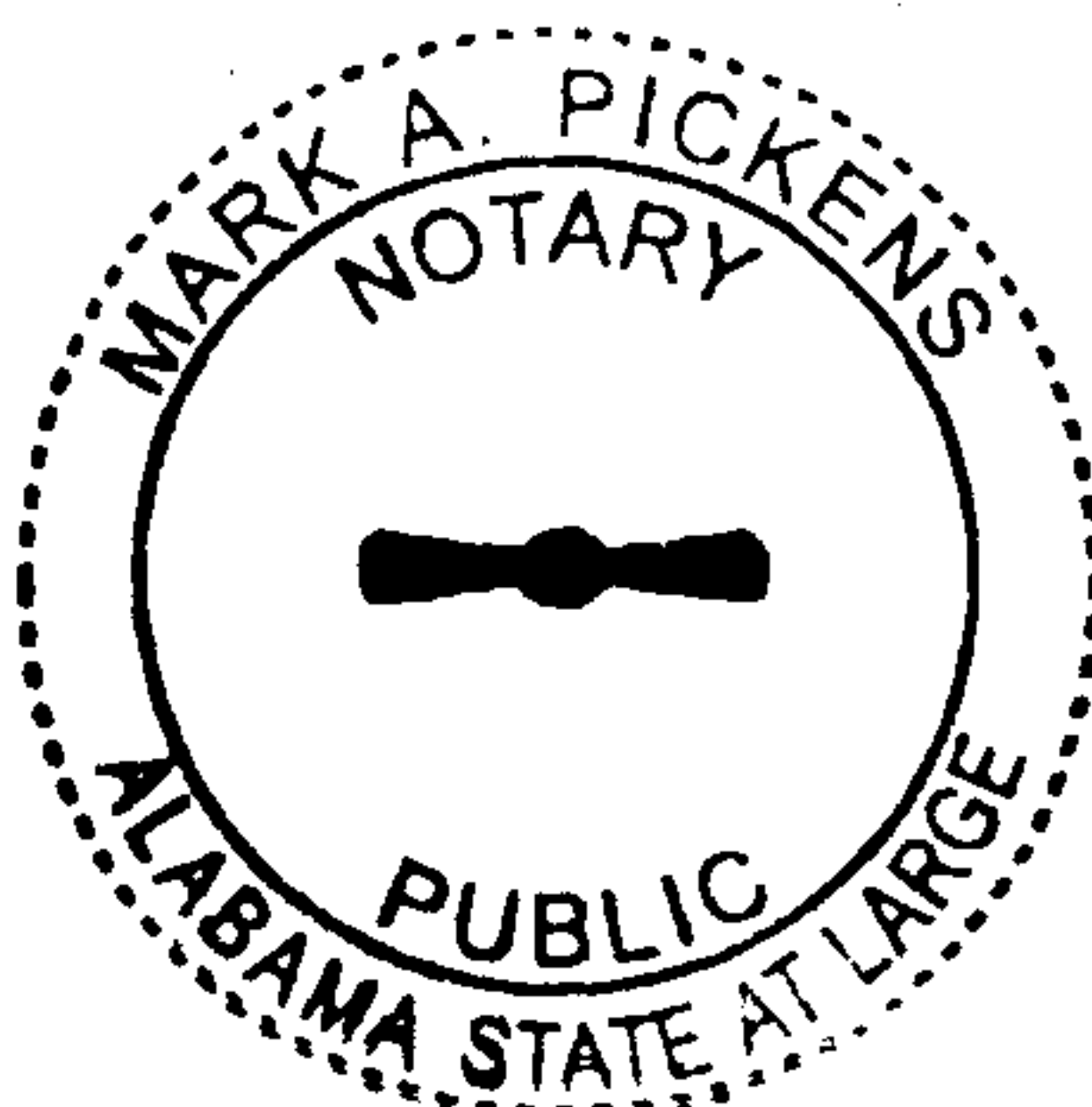

John Andrews

Dale Pugh


STATE OF ALABAMA)
COUNTY OF JEFFERSON)

I, the undersigned, a Notary Public in and for said State and County, do hereby certify that **John Andrews and Dale Pugh**, whose names are 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, they, executed same voluntarily, on the day the same bears date.

Given under my hand and official seal on this, 30th day of December, 2015.

Instrument Prepared By:
Mark A. Pickens, Attorney
Mark A. Pickens, P.C.
P.O. Box 59372
Birmingham, Alabama 35259




Mark A. Pickens, Notary Public
My Commission Expires: 3-10-2017

Send Tax Notice To:
Summer Properties, LLC

Real Estate Sales Validation Form

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

Grantor's Name John Andrews and Dale Pugh
Mailing Address c/o Mark A. Pickens
P. O. Box 59372
Birmingham, AL 35259

Grantee's Name Summer Properties, LLC
Mailing Address 3140 Pelham Parkway
Pelham, AL 35124

Property Address Highway 25
Montevallo AL

Date of Sale December 30, 2015
Total Purchase Price \$ 15,847.91



20160119000018510 2/2 \$33.00
Shelby Cnty Judge of Probate, AL
01/19/2016 11:50:59 AM FILED/CERT

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
☒ Other Price paid by check at closing

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 December 30, 2015

Print Charles A. J. Beavers, Jr.

☐ Unattested

Sign _____

(verified by)

(Grantor/Grantee/Owner/Agent) circle one

Form RT-1