

TITLE NOT EXAMINED

Prepared by
Henry E. Lagman, Attorney at Law
Suite 102, 200 Cahaba Park South, Birmingham, Alabama 35242

WARRANTY DEED, TO INDIVIDUAL

STATE OF ALABAMA)
SHELBY COUNTY)

KNOW ALL MEN BY THESE PRESENTS,

That in consideration of 100.00 and the divorce agreement between the parties, grantor or grantors in hand paid by the grantees herein, the receipt whereof is acknowledged we/I,

Mary Elizabeth Ford and Jared Riley Boling, Single Persons

(herein referred to as grantors) do grant, bargain, sell and convey unto

Mary Elizabeth Ford, a single woman

(herein referred to as Grantee) the following described real estate, to wit:

- Lot 42, according to the Survey of Chelsea Station, as recorded in Map Book 38, page 109, in the Probate Office of Shelby County, Alabama.

Subject to Easements, Restrictions and Rights of Way of Record.

TO HAVE AND TO HOLD, to the said GRANTEE in fee simple, and to the heirs and assigns of such GRANTEE forever, together with every contingent remainder and right of reversion.

And I (we) do, for myself (ourselves) and for my (our) heirs, executors, and administrators covenant with the said GRANTEE, and the GRANTEE'S heirs and assigns, that I am (we are) lawfully seized in fee simple of said premises; that it is are free from all encumbrances;

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 GRANTEE, and the GRANTEE'S heirs and assigns forever, against the lawful claims of all persons.

IN WITNESS WHEREOF, I (we) have hereunto set my (our) hand (s) and seal(s), this
11 day of August, 2015.

WITNESS: [Signature]

My Commission Expires
05/20/2018

[Signature]
Grantor

[Signature]
Grantor

STATE OF ALABAMA) GENERAL ACKNOWLEDGEMENT

SHELBY COUNTY)

St Clair

I, the undersigned, a Notary Public in and for said County, in said State, hereby certify that Jared Riley Boling whose name is signed to the foregoing conveyance, and who is known to me, acknowledge 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 this 11 day of August A.D.

~~18~~ 2015.

[Signature]
NOTARY PUBLIC

My Commission Expires
05/20/2018

STATE OF ALABAMA) GENERAL ACKNOWLEDGEMENT

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Given under my hand and official seal this 11 day of August A.D.

~~18~~ 2015

[Signature]
NOTARY PUBLIC

my commission expires 6/19/16


20160311000078550 2/3 \$137.50
Shelby Cnty Judge of Probate, AL
03/11/2016 08:48:29 AM FILED/CERT

Real Estate Sales Validation Form

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

Grantor's Name Jared Boling
Mailing Address 325 Center Star Road
Pell City, AL 35125

Grantee's Name MARY ELIZABETH FORD BOLING
Mailing Address 526 Chelsea Station
Chelsea, Alabama 35043

Property Address 526 Chelsea Station Circle
Chelsea, ALABAMA
35043

Date of Sale August 11, 2015
Total Purchase Price \$
or
Actual Value \$
or
Assessor's Market Value \$235,000 1/2 117500



Shelby Cnty Judge of Probate, AL
03/11/2016 08:48:29 AM FILED/CERT

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 TAX NOTICE

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 3/8/16

Print X Mary Elizabeth Ford Boling

Unattested (verified by) Notary Public Sign X (Grantor/Grantee/Owner/Agent) circle one

My Commission Expires 6-19-16