This instrument was prepared by: Justin Smitherman, Esq. 4685 Highway 17 Suite D Helena, AL 35080

Send Tax Notice to: Bobby J. Phillips PO Box 259 Calera, AL 35040

STATE OF ALABAMA SHELBY COUNTY

EXECUTOR'S DEED

KNOW ALL MEN BY THESE PRESENTS: That, for and in consideration of ONE (\$1.00) DOLLAR, and other good and valuable consideration, this day in hand paid by Bobby J. Phillips (1/4 share), James O. Phillips (1/4 share), Harry Moon (1/4 share), Cody Moon (1/8 share), and Shannon Moon AKA Shannon Sisco (1/8 share) (hereinafter referred to as GRANTEES), the receipt whereof is hereby acknowledged, and whereas James R. Miles as the last surviving grantee in the joint survivorship deed recorded in Map Book 297, Page 562 in the Probate Office of Shelby County Alabama, the other grantee, Audrey Miles having died on or about March 18, 1990, by his last will & testament, devised and bequeathed the below described property to GRANTEES, the undersigned, Estate of James Ruble Miles, by Karen A. Smith, personal representative, does hereby give, grant, bargain, sell and convey unto the said GRANTEES, in fee simple, together as tenants in common with each taking the above designated share, 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:

LOT 3, 4 AND 5, IN BLOCK 2, ACCORDING TO THE MAP AND SURVEY OF DUNWAR ESTATES, AS RECORDED IN MAP BOOK 3, PAGE 154, IN THE PROBATE OFFICE OF SHELBY COUNTY, ALABAMA:

Subject to existing easements, current taxes, restrictions and covenants, set-back lines and rights of way, if any, of record.

THIS DEED WAS PREPARED FROM DATA FURNISHED BY THE GRANTOR. NO TITLE EXAMINATION WAS REQUESTED OR UNDERTAKEN, THE PREPARER OF THIS INSTRUMENT HAS NOT REVIEWED THE STATUS OF TITLE ON THIS PROPERTY, HAS NOT BEEN EMPLOYED TO DO SO, AND ACTS ONLY AS THE DRAFTER OF THIS INSTRUMENT.

20160624000219850 1/3 \$21.00 Shelby Cnty Judge of Probate, AL 06/24/2016 01:49:21 PM FILED/CERT 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, their heirs and assigns in fee simple, forever.

Estate of James Ruble Miles

By: Kalen H. Smith
Personal Representative

James Ruble Miles and James R. Miles are one and the same person.

STATE OF ALABAMA SHELBY COUNTY

SS:

I, the undersigned, a Notary Public, in and for said County and State, hereby certify that Karen A. Smith whose name as Personal Representative for the Estate of James Ruble Miles is signed to the foregoing conveyance and who is known to me, acknowledged before me on this day that, being informed of the contents of this instrument, he/she as such Personal Representative and with full authority, executed the same voluntarily on the day the same bears date.

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

Notary Public

My Commission Expires:___

JUSTIN SMITHERMAN
Notary Public, Alabama State At Large
My Commission Expires Jan. 16, 2017

20160624000219850 2/3 \$21.00 Shelby Cnty Judge of Probate, AL 06/24/2016 01:49:21 PM 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	Estate of James Ruble Miles	Grantee's Name	Bobby J. Phillips et. al.
Mailing Address	3125 HWY 155	Mailing Address	
	Jemison, AL 35085		Calera, AL 35040
		_	
Property Address	255 Dunwar Drive	Date of Sale	06/07/2016
	Calera, AL 35040	Total Purchase Price	\$
		or A otugal Value	œ ·
		Actual Value or	<u> </u>
Assessor's Market Value \$104,740.00			\$ 104,740.00
The purchase price or actual value claimed on this evidence: (check one) (Recordation of documen Bill of Sale Sales Contract Closing Statement		·	red)
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 06/07/2016		Print Justin Smitherman	
Unattested		Sign	
	(verified by)	(Grantor/Grante	ee/Owner/Agent) circle one Form RT-1

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