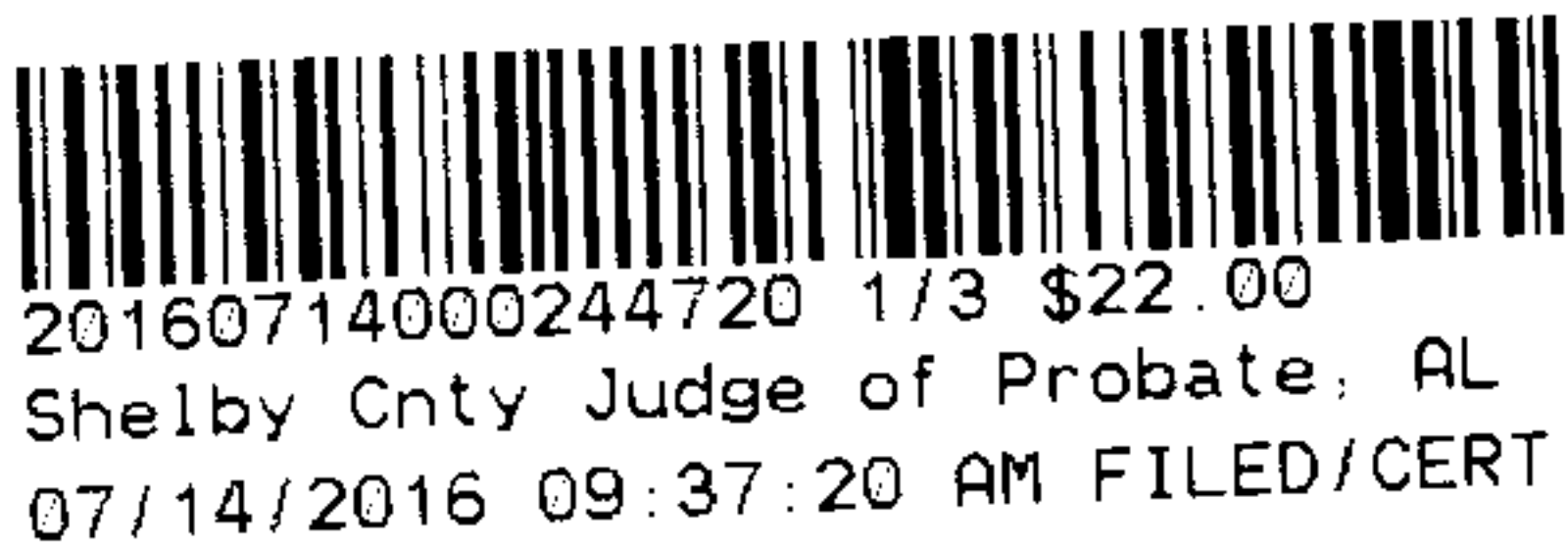


This instrument was prepared by:
Mike T. Atchison, Attorney at Law, Inc.
P.O. Box 822
Columbiana, AL 35051

Send Tax Notice to:
James Gulledge
4228 Mountain Top Road
Birmingham, AL 35242

WARRANTY DEED



STATE OF ALABAMA)
COUNTY OF SHELBY)

KNOW ALL MEN BY THESE PRESENTS, That in consideration of **Five Thousand and no/100 DOLLARS (\$5,000.00)**, and other good and valuable considerations to the undersigned grantor, in hand paid by grantee herein, the receipt whereof is acknowledged, I or we,

Myrtle Joy Moye, as Personal Representative of the Estate of Myrtle Gulledge, deceased, Probate Case No. PR-2016-000307, in the Probate Office of Shelby County, Alabama,

grant, bargain, sell and convey unto

James Gulledge

the following described real estate, situated in: Shelby County, Alabama, to-wit:

Commence at the NE corner of the NW ¼ of the SW ¼ of Section 17, Township 19 South, Range 1 West; thence run West along the North line of said ¼ - ¼ Section a distance of 379.38 feet; thence turn an angle of 65 degrees 52 minutes to the left and run a distance of 168.65 feet to the point of beginning; thence turn an angle of 8 degrees 42 minutes to the right and run a distance of 94.95 feet; thence turn an angle of 19 degrees 45 minutes to the right and run a distance of 107.09 feet; thence turn an angle of 61 degrees 57 minutes to the right and run a distance of 175.00 feet; thence turn an angle of 108 degrees 46 minutes 27 seconds to the right and run a distance of 199.05 feet; thence turn an angle of 71 degrees 13 minutes 33 seconds to the right and run a distance of 175.00 feet to the point of beginning. Situated in the NW ¼ of the SW ¼ of Section 17, Township 19 South, Range 1 West, Shelby County, Alabama.

Subject to taxes for 2016 and subsequent years, restrictions, easements, and rights of way of record.

TO HAVE AND TO HOLD to the said grantee, his, her or their heirs and assigns forever.

And I (we) do for myself (ourselves) and for my (our) heirs, executors, and administrators covenant with the said Grantees, their heirs and assigns, and I am (we are) lawfully seized in fee simple of said premises, that they are free from all encumbrances unless otherwise noted above, 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 Grantees, heirs, executors and assigns forever, against the lawful claims of all persons.

IN WITNESS WHEREOF, I have hereunto set my hand and seal this 14th day of July, 2016.

The Estate of Myrtle Gulledge, deceased
Probate Case No. PR-2016-000307, in the Probate
Office of Shelby County, Alabama

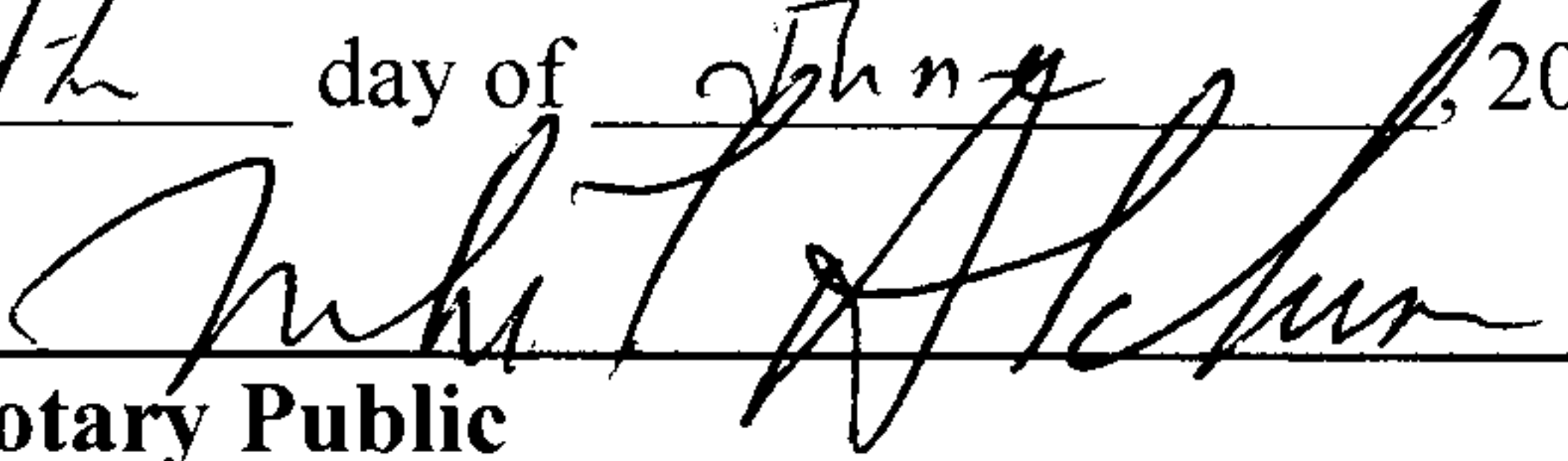

By: Myrtle Joy Moye, Personal Representative



20160714000244720 2/3 \$22.00
Shelby Cnty Judge of Probate, AL
07/14/2016 09:37:20 AM FILED/CERT

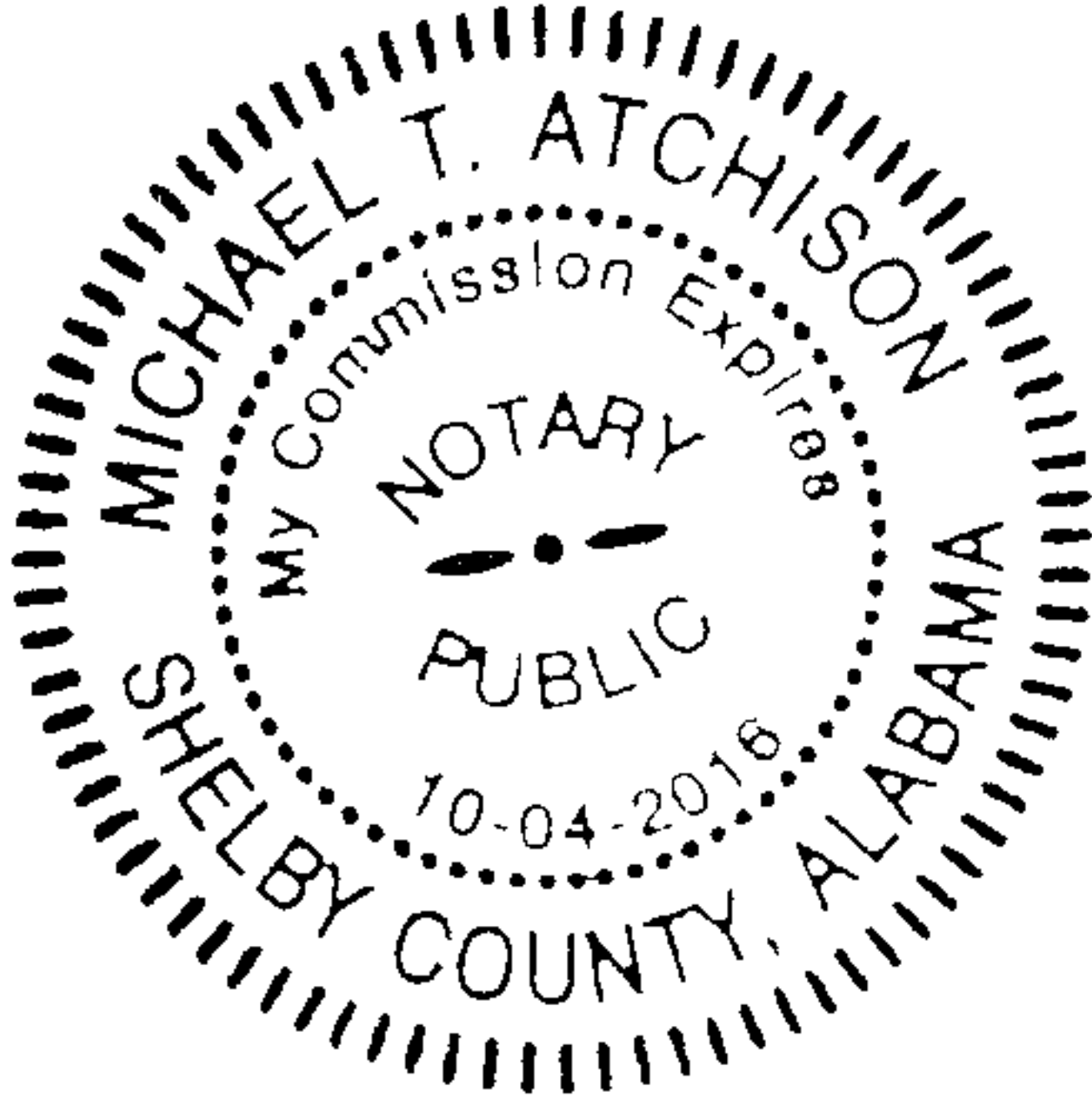
STATE OF ALABAMA
COUNTY OF Shelby

I, the undersigned authority, a Notary Public in and for said County, in said State, hereby certify that Myrtle Joy Moye, whose name as Personal Representative of the Estate of Myrtle Gullledge, deceased, Probate Case No. PR-2016-000307, in the Probate Office of Shelby County, Alabama, 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 the conveyance she executed the same voluntarily on the day the same bears date, in her capacity as such Personal Representative.

Given under my hand and official seal this 14th day of June, 2016.


Notary Public

My Commission Expires: 10-4-16



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 Mrytle Gulledge**
Mailing Address: 4228 Mountain Top Road
Birmingham, Al 35242

Grantee's Name **James Gulledge**
Mailing Address: 4228 Mountain Top Road
Birmingham, AL 35242

Property Address vacant property
4228 Mountain Top Rd
Birmingham

Date of Sale 14 July 2016
Total Purchase Price \$ _____
Or
Actual Value \$ _____
Or
Assessors Market Value \$ 739,500.00

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
Rec'd from Will/Estate to
Devisee under will

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 recording.

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 evidence 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 estimated 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, Section 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, Section 40-22-1 (h).

Date 14 July 2016

☐ Unattested
(verified by)

Print Mrytle Jay mayer
Sign Mrytle Jay mayer
(Grantor/Grantee/Owner/Agent) circle one