

20160826000308840  
08/26/2016 10:48:09 AM  
DEEDS 1/3

Document Prepared By:  
**Shannon R. Crull, P. C.**  
3009 Firefighter Lane  
Birmingham, Alabama 35209

Send Tax Notice To:

Gregory Wooten  
848 Mostellers Dr.  
Shelby, AL 35143

**GENERAL WARRANTY DEED**  
**With Right of Survivorship**

**STATE OF ALABAMA**  
**COUNTY OF SHELBY**

}  
}

KNOW ALL MEN BY THESE PRESENTS:

THAT IN CONSIDERATION OF **Two Hundred Twenty-Six Thousand Dollars and NO/100 (\$226,000.00)** to the undersigned grantor, in hand paid by the Grantee herein, the receipt whereof is acknowledged, we, **William A. Jones and Phyllis D. Jones, husband and wife**, (herein referred to as **Grantors**), grant, sell, bargain and convey unto **Gregory P. Wooten and Jennifer C. Singleton-Wooten**, (herein referred to as **Grantee** whether one or more), for and during their joint lives as joint tenants with rights of survivorship and upon the death of either of them, then to the survivor of them in fee simple, together with every contingent remainder or right of reversion, the following described real estate, situated in **SHELBY** County, Alabama to wit:

**Lot 310, according to the Survey of Alabama Power Company Recreational Cottage Site, Sector 3, as recorded in Map Book 22, Pages 51 A through C, in the Probate Office of Shelby County, Alabama.**

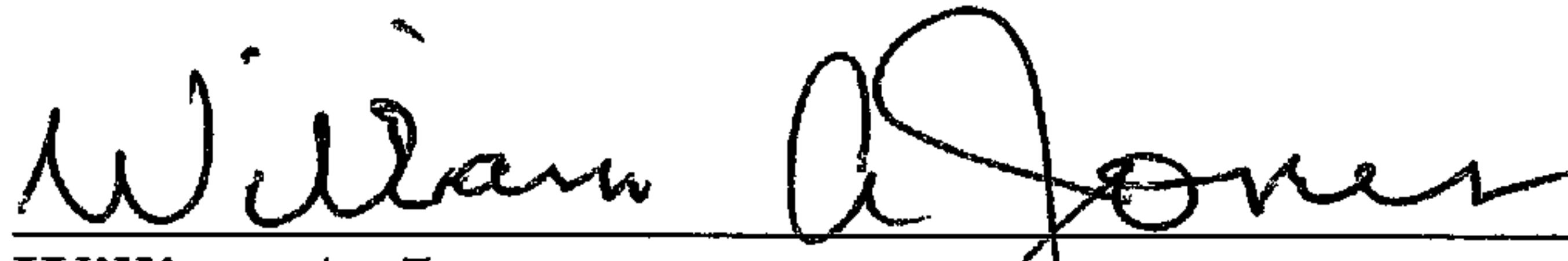
Subject to easements, set back lines, restrictions, covenants, mineral and mining rights and current taxes due.

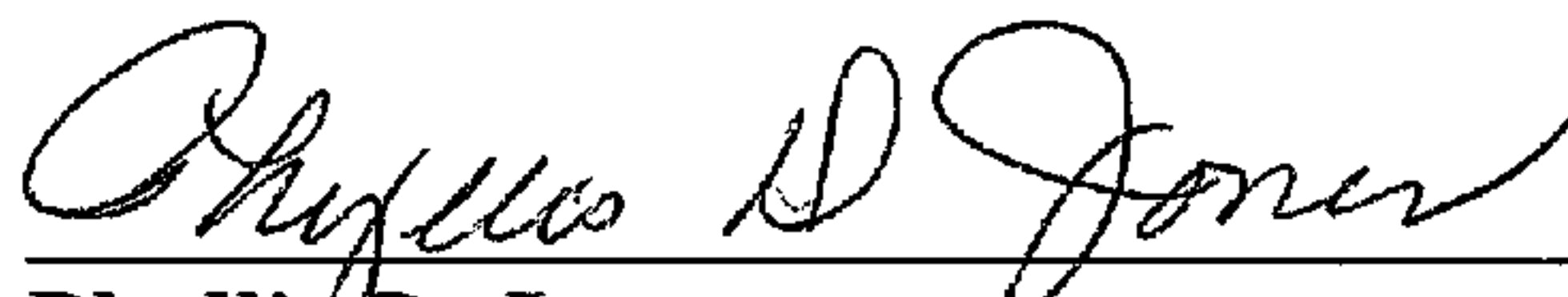
\$ 203,400 of the above consideration was secured by and through the purchase money mortgage closed herewith.

TO HAVE AND HOLD to the said Grantees for and during their joint lives as joint tenants 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, together with every contingent remainder and right of reversion.

And we do for ourselves, and our heirs, executors and administrators covenant with the said Grantee(s), their heirs and assigns, that we are lawfully seized in fee simple of said premises; that they are free from all encumbrances, unless otherwise noted above; that we have good right to sell and convey the same as aforesaid; that we will and our heirs, executors and administrators shall warrant and defend the same to the said **GRANTEES**, their heirs and assigns forever, against the lawful claims of all persons.

IN WITNESS WHEREOF, the undersigned GRANTORS have hereunto set their hands and seals,  
this 25<sup>th</sup> day of August, 2016.

  
\_\_\_\_\_  
William A. Jones

  
\_\_\_\_\_  
Phyllis D. Jones

**Notary Acknowledgment**

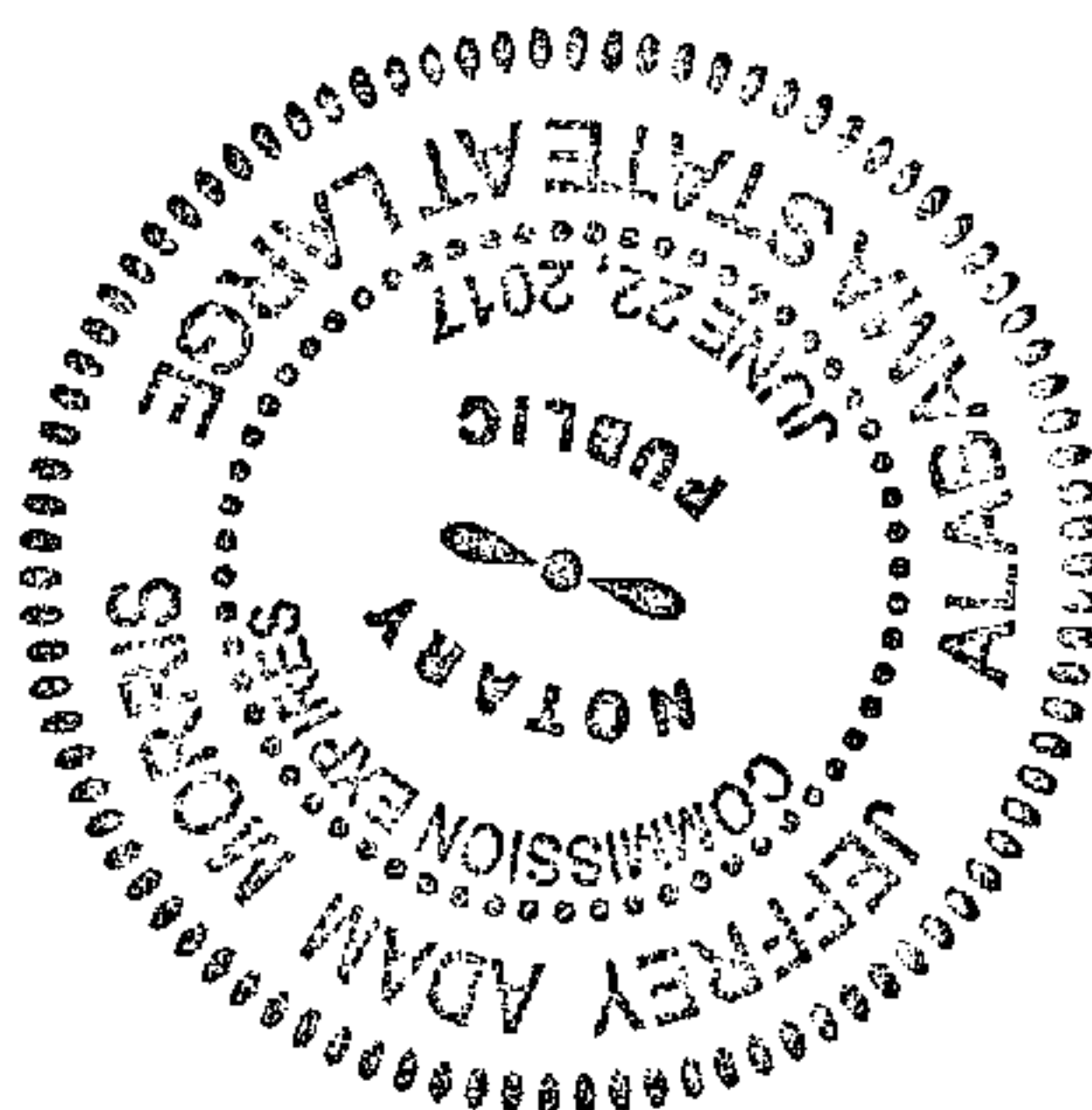
**STATE OF ALABAMA  
COUNTY OF JEFFERSON**

I, the undersigned, a Notary Public in and for said County, in said State, do hereby certify that **William A. Jones and Phyllis D. Jones**, whose names are signed to the foregoing deed and who are known to me, acknowledged before me on this day that, being informed of the contents of the conveyance, they executed the same voluntarily on the day the same bears date.

Given under my hand and official seal this the 25<sup>th</sup> day of August, 2016.

Notary Seal

\_\_\_\_\_  
Notary Public  
My commission expires:





Filed and Recorded  
Official Public Records  
Judge James W. Fuhrmeister, Probate Judge,  
County Clerk  
Shelby County, AL  
08/26/2016 10:48:09 AM  
\$44.00 JESSICA  
20160826000308840

2016082600030040 08/26/2016 10:48:09 AM DEEDS 3/3

### Real Estate Sales Validation Form

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

Grantor's Name Jones Grantee's Name Gregory Wooten  
Mailing Address 152 Highland Crest Pkwy Mailing Address 848 Mostellers Dr.  
Hoover, AL 35226 Shelby, AL  
35143  
Property Address 848 Mostellers Dr. Date of Sale 8-25-16  
Shelby, AL Total Purchase Price \$ 226,000  
35143 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 ☐ Appraisal  
☐ Sales Contract ☐ Other  
☒ Closing Statement

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 8-25-16

Print

James Youle

Unattested

Sign

[Signature]