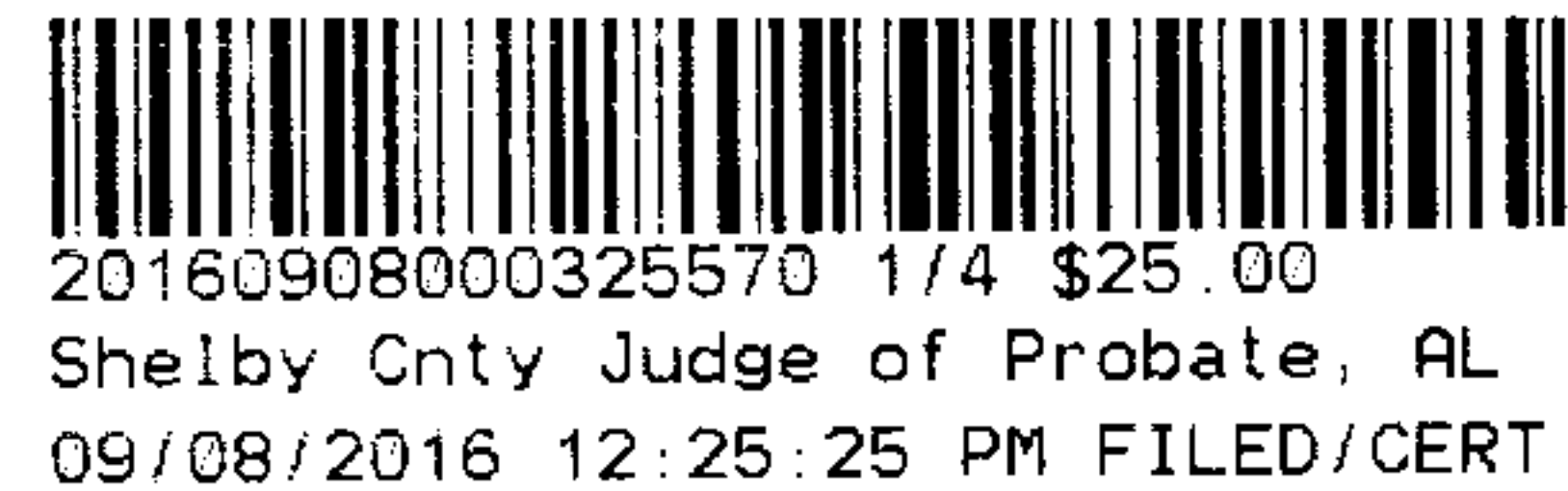


This document prepared by:
Law Office of John A. Gant
200 Office Park Drive, Suite 210
Birmingham, Alabama 35223

Send tax notice to:
Jaime D. McKinney
100 Salisbury Lane
Birmingham, AL 35242

GENERAL WARRANTY DEED

STATE OF ALABAMA)
SHELBY COUNTY)



KNOW ALL PERSONS BY THESE PRESENTS:

That in consideration of Three Hundred Eighty Five Thousand and 00/100 Dollars (\$385,000.00) to the undersigned GRANTOR in hand paid by the GRANTEE herein, the receipt of which is hereby acknowledged, I, LINDA H. MARTIN, as Trustee under the Linda H. Martin Revocable Living Trust, dated January 13, 2009 (herein referred to as GRANTORS) do grant, bargain, sell and convey unto JAIME D. MCKINNEY and WAYMAN A. NEWTON, as joint tenants with rights of survivorship (herein referred to as GRANTEES), the following described real estate situated in Shelby County, Alabama:

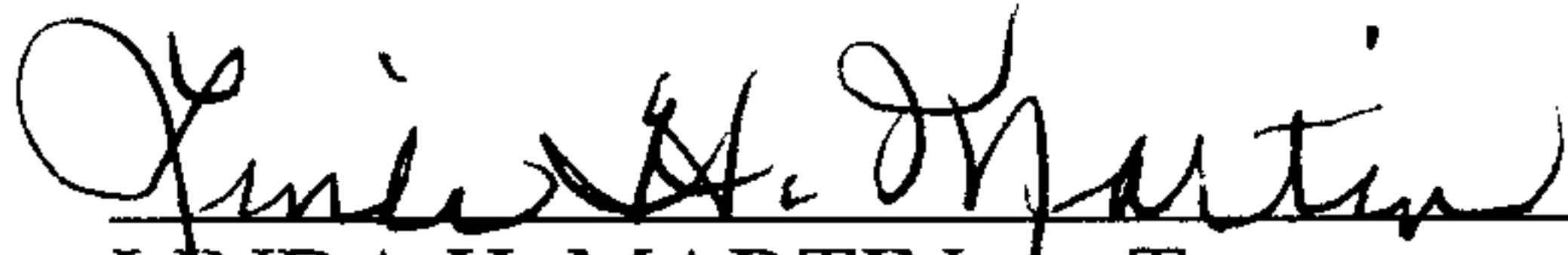
See attached Exhibit "A"

All of the consideration is from a purchase money first mortgage filed simultaneously herewith.

Subject to all matters of public record including, but not limited to, easements, restrictions, covenants, and/or rights of way. Also subject to any and all matters visible by a survey. Title to mineral and mining rights is not warranted herein.

And I do for myself and for my executors and administrator covenant with said GRANTEES, their heirs and assigns, that I am lawfully seized in fee simple of said premises, that it is free from all encumbrances, unless otherwise noted above, that I have a good right to sell and convey the same as aforesaid, and that I am and my 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.

Dated this 31st day of August, 2016.



LINDA H. MARTIN, as Trustee under the
Linda H. Martin Revocable Living Trust, dated
January 13, 2009

STATE OF ALABAMA)
JEFFERSON COUNTY)



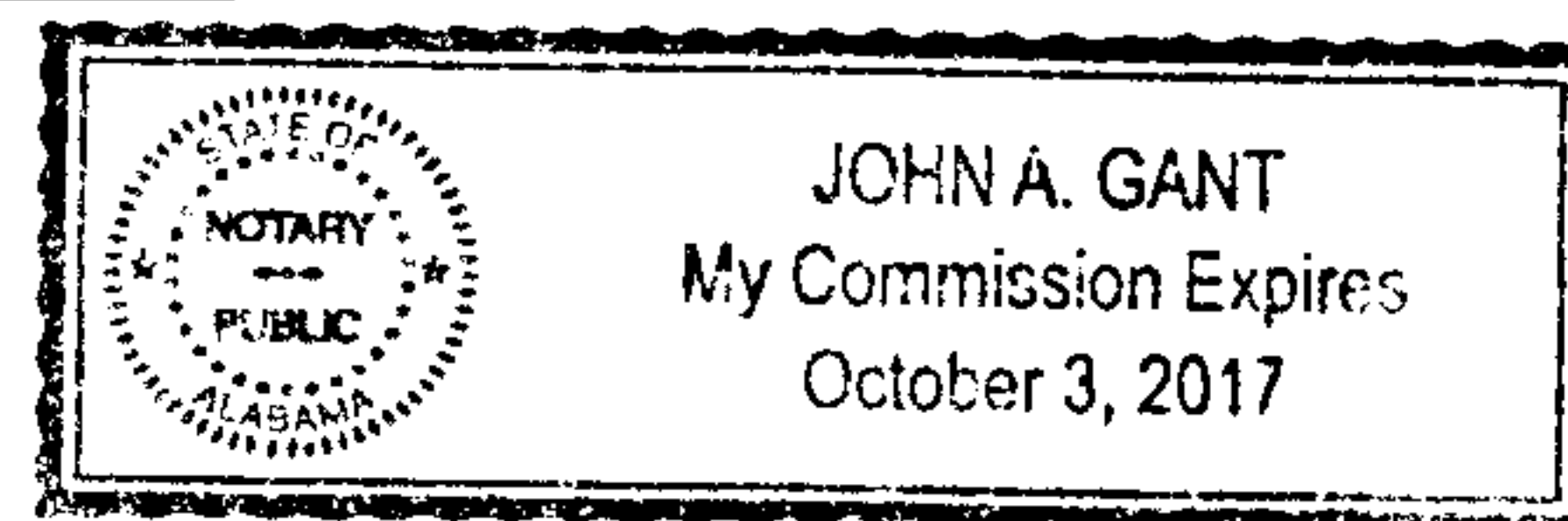
20160908000325570 2/4 \$25.00
Shelby Cnty Judge of Probate: AL
09/08/2016 12:25:25 PM FILED/CERT

I, the undersigned, a Notary Public in and for said County, in said State, hereby certify that LINDA H. MARTIN, as Trustee under the Linda H. Martin Revocable Living Trust, dated January 13, 2009, whose name 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, he executed the same voluntarily on the day the same bears date.

Given under my hand and official seal this the 31st day of August, 2016.



NOTARY PUBLIC: JOHN A. GANT
My Commission Expires: 10/3/2017



Property Address:
100 Salisbury Ln.
Birmingham, AL 35242

Grantee's Address:
100 Salisbury Ln.
Birmingham, AL 35242

Grantor's Address:
320 Kiklerran Lane
Pelham, AL 35124

EXHIBIT "A"

Lot 703, according to the Survey of Highland Lakes, 7th Sector, as recorded in Map Book 20, Page 58 A, B & C, in the Probate Office of Shelby County, Alabama; being situated in Shelby County, Alabama. Mineral and mining rights excepted.

Together with nonexclusive easement to use the private roadways, common area all as more particularly described in the Declaration of Easements and Master Protective Covenants for Highland Lakes, a Residential Subdivision, recorded as Instrument #1994-07111 and amended in Inst. No. 1996-17543, in the Probate Office of Shelby County, Alabama, and the Declaration of Covenants, Conditions and Restrictions for Highland Lakes, a Residential Subdivision, 7th Sector, recorded as Instrument #1995-28389 in the Probate Office of Shelby County, Alabama (which, together with all amendments thereto, is hereinafter collectively referred to as, the "Declaration").



20160908000325570 3/4 \$25.00
Shelby Cnty Judge of Probate, AL
09/08/2016 12:25:25 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 Linda H. Martin Rev. Living Trust
Mailing Address 320 Kiklerran Ln.
Pelham, AL 35124

Grantee's Name Jaime McKinney/Wayman Newton
Mailing Address 100 Salisbury Ln.
Birmingham, AL 35242

Property Address 100 Salisbury Ln.
Birmingham, AL 35242

Date of Sale 8/31/16

Total Purchase Price \$ 385,000.00

or

Actual Value \$

or

Assessor's Market Value \$

The purchase price or current assessor's market value claimed on this form can be verified in the following documentary evidence: (check one)

☐ Mortgage
☐ Bill of Sale
☒ Sales Contract

☒ Closing Statement
☐ Other


20160908000325570 4/4 \$25.00
Shelby Cnty Judge of Probate, AL
09/08/2016 12:25:25 PM FILED/CERT

* The deed or other instrument of like character offered for recordation which conveys property cannot be used as documentary evidence

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.

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 being conveyed.

Actual value - if the property is not being sold, the true value of the property being conveyed. This may be evidenced by an appraisal conducted by a licensed appraiser.

Current Assessor's market value - if no proof is provided, 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.

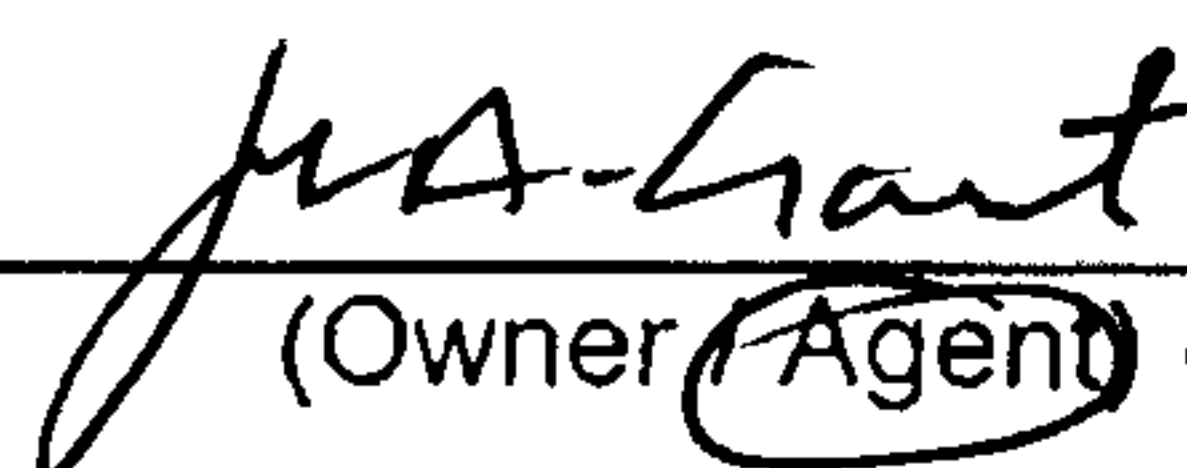
Any person who intentionally fails to provide the proof required or presents false proof shall be subject to a penalty of \$100 or 25% of the taxes due, whichever is greater.

I hereby affirm that to the best of my knowledge and belief the information contained in this document is true and complete.

Date 8/31/16

Print John A. Gant

Sign


(Owner Agent circle one)