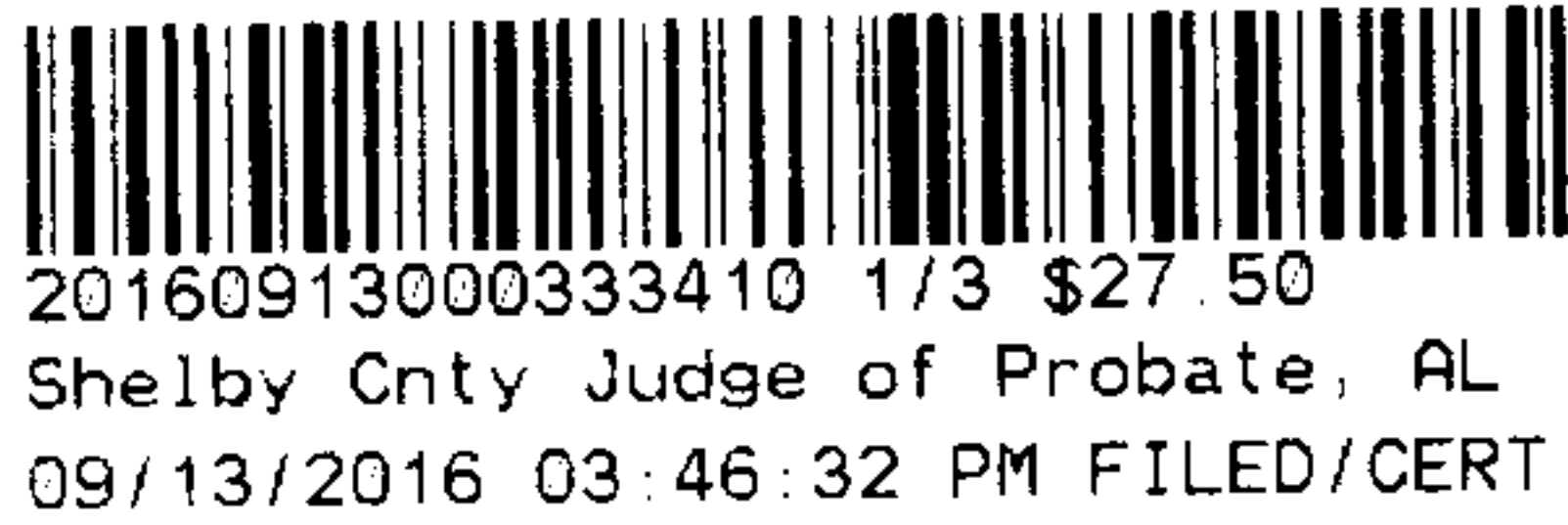


This instrument was prepared by:  
(Name) Joseph E. Walden, Attorney  
(Address) P.O. Box 1610  
Alabaster, AL 35007

Send Tax Notice to:  
(Name) Jennifer J. Reed  
(Address) 171 Hwy. 71  
Shelby, AL 35143

WARRANTY DEED



STATE OF ALABAMA }  
SHELBY COUNTY } KNOW ALL MEN BY THESE PRESENTS,

That in consideration of One Dollar and .00/100s (\$1.00) DOLLARS to the undersigned grantor or grantors in hand paid by the GRANTEE herein, the receipt whereof is acknowledged, we,  
Harvey L. Jones and wife, Linda Jones

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

Jennifer J. Reed

(herein referred to as GRANTEE) the following described real estate situated in SHELBY County, Alabama to-wit:

SEE THE ATTACHED EXHIBIT "A" FOR LEGAL DESCRIPTION OF  
PROPERTY CONVEYED HEREIN

This Deed prepared without benefit of title abstract or examination at grantee's and grantors' request.  
This Deed prepared without benefit of a survey at grantee's and grantors' request.  
Subject to easements, restrictions, rights of way, liens and encumbrances of record.  
Subject to applicable zoning and subdivision regulations, if any.

TO HAVE AND TO HOLD, To the said GRANTEE, his, her or their heirs, or its successors and assigns forever.

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

IN WITNESS WHEREOF, We have hereunto set our hand(s) and seal(s), this 13 day of Sept, 2016

WITNESS

Harvey L. Jones (Seal) Linda Jones (Seal)

STATE OF ALABAMA  
~~CHilton~~ COUNTY


Shelby  
I, John H. Woodrow, a Notary Public in and for said County, in said State, hereby certify that Harvey L. Jones and wife Linda Jones, whose names are signed to the foregoing conveyance, 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 13 day of September 2016.

1-8-2020  
My Commission Expires:

John H. Woodrow  
Notary Public

EXHIBIT A  
LEGAL DESCRIPTION

  
20160913000333410 2/3 \$27.50  
Shelby Cnty Judge of Probate, AL  
09/13/2016 03:46:32 PM FILED/CERT

All the following described property located Northeast of Shelby County Highway 71

PARCEL II:

A part of the SW 1/4 of the SE 1/4 of Section 15, Township 24 North, Range 15 East, more particularly described as follows: Commence at the SW corner of Section 15, Township 24 North, Range 15 East and run thence East along the South boundary of said section for a distance of 2,628.85 feet to an iron pin at the SW corner of Lot #1 according to a survey of Reese E. Mallette, Jr., Land Surveyor, Alabama License #2950, dated September 1970; thence turn an angle of 88 degrees 01 minute 42 seconds to the left and run northerly a distance of 998.41 feet to the point of beginning, which said point of beginning is the SW corner of Lot #7 according to said survey of Reese E. Mallette, Jr; thence continue in the same direction a distance of 166.4 feet to a point; thence turn an angle to the right of 88 degrees 15 minutes 07 seconds and run easterly a distance of 330 feet to a point; thence turn to the right an angle of 91 degrees 44 minutes 53 seconds and run southerly a distance of 156.48 feet to a point on the northeasterly right of way line of a county road; thence continue in the same direction a distance of 9.76 feet to the SE corner of Lot #7 according to said survey of Reese E. Mallette, Jr; thence turn to the right and run westerly a distance of 330 feet to the point of beginning.

# Real Estate Sales Validation Form

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

Grantor's Name Harvey L. & Linda Jones  
Mailing Address 866 Hwy 71  
Shelby, AL 35143

Grantee's Name Jennifer J. Reed  
Mailing Address 171 Hwy 71  
Shelby AL 35143

Property Address 171 Hwy 71  
Shelby AL 35143

Date of Sale 09-13-16  
Total Purchase Price \$ \_\_\_\_\_

or  
Actual Value \$ \_\_\_\_\_

or  
Assessor's Market Value \$ 6070



20160913000333410 3/3 \$27.50  
Shelby Cnty Judge of Probate, AL  
09/13/2016 03:46:32 PM 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 Assec

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 \_\_\_\_\_

Print Jennifer J Reed

☐ Unattested

Sign Jennifer J Reed

(verified by)

(Grantor/Grantee/Owner/Agent) circle one

Form RT-1