

This instrument prepared by:
Patrick F. Smith
300 Office Park Drive, Suite 310
Birmingham, AL 35223

SEND TAX NOTICE TO:
Julie E. Kenny
1008 Narrows Point Dr
Birmingham, AL 35242

GENERAL WARRANTY DEED

20161006000368360

10/06/2016 12:59:29 PM

DEEDS 1/2

STATE OF ALABAMA)

SHELBY COUNTY)

KNOW ALL MEN BY THESE PRESENTS, that in consideration of One Hundred Eighty-Three Thousand Five Hundred And No/100 Dollars (\$183,500.00) to the undersigned grantor in hand paid by the grantee herein, the receipt whereof is acknowledged, I/we, Austin Trammell and Bailey Trammell, husband and wife, (hereinafter grantor, whether one or more), do grant, bargain, sell and convey unto Julie E. Kenny (hereinafter grantee, whether one or more), all of my/our right, title and interest in the following described real estate, situated in **Shelby County, Alabama:**

Lot 16, according to the Map and Survey of Final Plat of Narrows Point - Phase 5, recorded in Map Book 35, Page 90, in the Office of the Judge of Probate of Shelby County, Alabama.

Subject to current taxes, all matters of public record, including, but not limited to easements, restrictions of record, and other matters which may be viewed by observation.

No Dollars And No/100 Dollars (\$0.00) of the consideration recited herein is from the proceeds of a purchase money mortgage of even date herewith.

TO HAVE AND TO HOLD unto the said grantee, and grantee's heirs and assigns, forever. And grantor does for the grantor and for the grantor's heirs, executors, and administrators covenant with the said grantee, and grantee's heirs and assigns, that the grantor is lawfully seized in fee simple of said premises; that it is free from all encumbrances, unless otherwise noted above; that grantor has good right to sell and convey the same as aforesaid; that grantor will and grantor's heirs, executors and administrators shall warrant and defend the same to the said grantee, and grantee's heirs and assigns forever, against the lawful claims of all persons.

IN WITNESS WHEREOF, the undersigned have hereunto set our hands and seals on September 26, 2016.



Austin Trammell



Bailey Trammell

STATE OF ALABAMA
COUNTY OF SHELBY

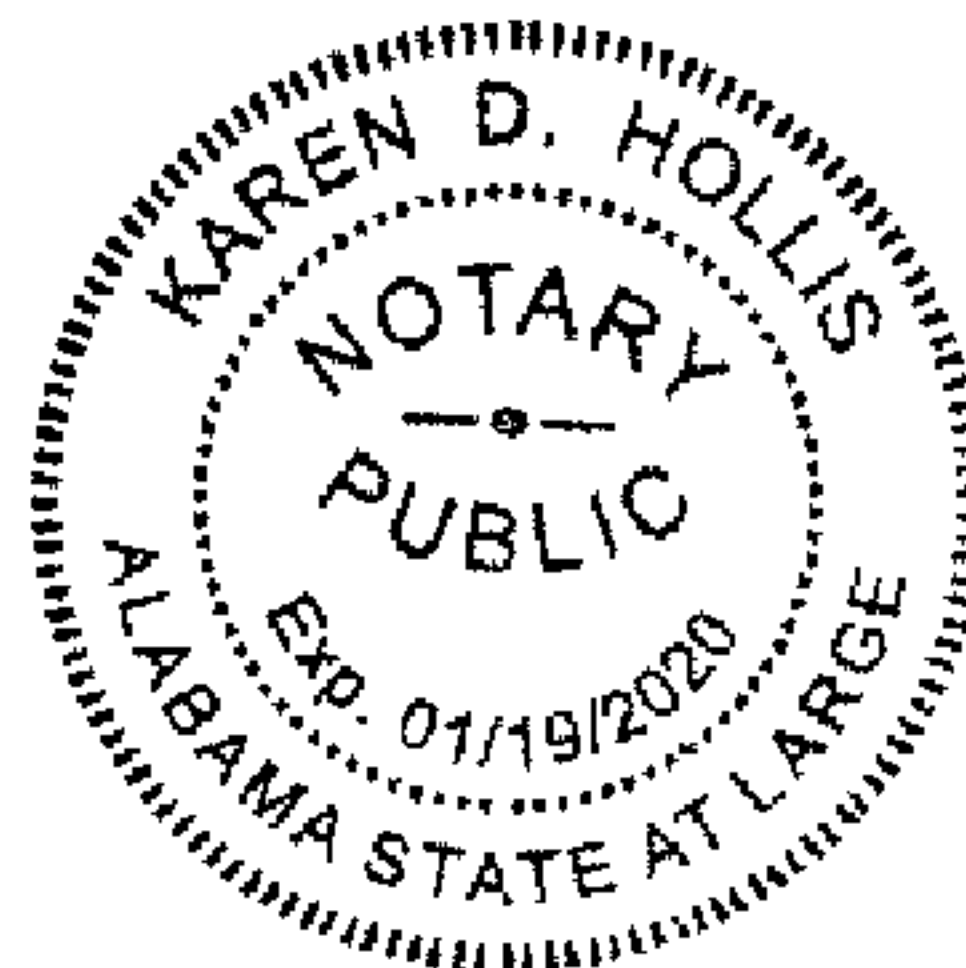
I, the undersigned, a Notary Public in and for said County, in said State, hereby certify Austin Trammell and Bailey Trammell whose name(s) is(are) signed to the foregoing conveyance, and who is(are) known to me, acknowledged before me on this day, that, being informed of the contents of the conveyance he/she/they executed the same voluntarily on the day the same bears date.

Given under my hand and official seal on 26th day of September, 2016.



Notary Public

My commission expires:



Real Estate Sales Validation Form
This Document must be filed in accordance with Code of Alabama 1975, Section 40-22-1

Grantor's Name	Austin Trammell and Bailey Trammell	Grantee's Name	Julie E. Kenny
Mailing Address	1008 Narrows Point Dr Birmingham, AL 35242	Mailing Address	_____
Property Address	1008 Narrows Point Dr Birmingham, AL 35242	Date of Sale	September 26, 2016
		Total Purchase Price	\$183,000.00
		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)

<input type="checkbox"/> Bill of Sale	<input type="checkbox"/> Appraisal
<input checked="" type="checkbox"/> Sales Contract	<input type="checkbox"/> Other: _____
<input type="checkbox"/> 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 - Austin Trammell and Bailey Trammell, 1008 Narrows Point Dr, Birmingham, AL 35242.

Grantee's name and mailing address - Julie E. Kenny, . .

Property address - 1008 Narrows Point Dr, Birmingham, AL 35242

Date of Sale - September 26, 2016.

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 with 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: September 26, 2016

Sign *[Handwritten Signature]*
Agent



Filed and Recorded
Official Public Records
Judge James W. Fuhrmeister, Probate Judge,
County Clerk
Shelby County, AL
10/06/2016 12:59:29 PM
\$201.50 DEBBIE
20161006000368360

[Handwritten Signature]