

STATE OF ALABAMA *
 *
SHELBY COUNTY *

GENERAL WARRANTY DEED

KNOW ALL PERSONS BY THESE PRESENTS, That for and in consideration of the sum of SIXTEEN HUNDRED TWELVE DOLLARS (\$1,612.00), and other good and valuable consideration, the receipt and sufficiency of which is hereby acknowledged, **MICHAEL M. JARED**, hereinafter referred to as Grantor, does hereby grant, bargain, sell and convey unto, **TRI-L ACRES AIRPARK, LLC**, hereinafter referred to as Grantee, in fee simple, in the following described real estate, situated in Shelby County, Alabama, to-wit:

TRACT 1: Commence at a railroad rail in place accepted as the Northeast corner of the Southeast one-fourth of the Southwest one-fourth of Section 36, Township 20 South, Range 1 West, Shelby County, Alabama; thence proceed South 88° 47' 14" West along the North boundary of said quarter-quarter Section for a distance of 1120.10 feet; thence continue South 88° 47' 14" West for a distance of 42.86 feet to the point of beginning. From this beginning point North 44° 21' 44" East for a distance of 2972.40 feet; thence proceed North 45° 38' 16" West for a distance of 60.0 feet; thence proceed South 44° 21' 44" West for a distance of 3033.42 feet; thence proceed North 88° 47' 14" East for a distance of 85.72 feet to the point of beginning.

The above described land is located in the Southeast one-fourth of the Southwest one-fourth and the Southwest one-fourth of the Southwest one-fourth of Section 36, Township 20 South, Range 1 West, Shelby County, Alabama and contains 4.14 acres.

Shelby County, AL 11/16/2016
State of Alabama
Deed Tax: \$2.00



20161116000421190 1/4 \$26.00
Shelby Cnty Judge of Probate, AL
11/16/2016 09:41:47 AM FILED/CERT

Together with the appurtenances thereunto belonging.

No examination of title and no representations concerning title made by the preparer of this instrument.

Description furnished by Grantors.


TO HAVE AND TO HOLD the same unto the said Grantee, its successors and assigns forever.

And Grantor does for himself, his heirs, successors and assigns, covenant with the said Grantee, its successors and assigns, that it is lawfully seized in fee simple of said premises; that they are free from all encumbrances, unless otherwise noted above; that Grantor has a good right to sell and convey the same as aforesaid; that Grantor, his heirs, successors and assigns, shall warrant and defend the same to the said Grantee, its successors and assigns forever, against the lawful claims of all persons.

IN WITNESS WHEREOF, I have hereunto set my hand and seal this the 8th day of November, 2016.



Michael M. Jared


20161116000421190 2/4 \$26.00
Shelby Cnty Judge of Probate, AL
11/16/2016 09:41:47 AM FILED/CERT

STATE OF ALABAMA *
 *
SHELBY COUNTY *

I, the undersigned, a Notary Public, in and for said County and State, do hereby certify that **MICHAEL M. JARED**, whose name is signed to the foregoing conveyance and who is known to me, acknowledged before me on this date that, he, in his capacity as Grantor, being informed of the contents of this conveyance, executed the same voluntarily on the day the same bears date.

IN WITNESS WHEREOF, I hereunto set my hand and official seal on this the 8th day of November, 2016.




April Clark

NOTARY PUBLIC

My Commission Expires: 9/22/2020

THIS INSTRUMENT PREPARED BY:

L. Michael Carr
THE LAW OFFICES OF L. MICHAEL CARR, L.L.C.
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20161116000421190 3/4 \$26.00
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Real Estate Sales Validation Form

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

Grantor's Name MICHAEL M. JARED
Mailing Address 245 BREEM COVE ROAD
COLUMBIANA, AL 35051

Grantee's Name TRI-L ACRES AIRPARK, LLC
Mailing Address 245 BREEM COVE ROAD
COLUMBIANA, AL 35051

Property Address COLUMBIANA AL 35051

Date of Sale 11/8/16

Total Purchase Price \$

or

Actual Value \$

or

Assessor's Market Value \$ 1612.00

LOCATED IN PART OF PARCEL #
157 360 000 002 .009

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 ASSESSMENT RECORD 2016

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 11/8/16

Print MICHAEL M. JARED

Unattested

Sign

(verified by)

(Grantor/Grantee/Owner/Agent) circle one

