

**WARRANTY DEED, JOINTLY FOR LIFE WITH REMAINDER TO SURVIVOR**

This instrument was prepared by:  
B. Christopher Battles  
3150 Highway 52 West  
Pelham, AL 35124

Send tax notice to:  
John S. Rose and  
Heather P. Rose  
315 Star Trek Drive  
Pelham, AL 35124

**STATE OF ALABAMA**      20161213000454430  
12/13/2016 12:15:19 PM  
**COUNTY OF SHELBY**      DEEDS 1/2

Know All Men by These Presents: That in consideration of **Nine Hundred Thousand and no/100 Dollars (\$900,000.00)**, to the undersigned Grantors, in hand paid by the Grantees herein, the receipt where is acknowledged, we, **ALAN LOGAN and ELISE LOGAN, husband and wife** (herein referred to as Grantors) grant, bargain, sell and convey unto **JOHN S. ROSE and HEATHER P. ROSE** (herein referred to as Grantees), the following described real estate, situated in **Shelby County, Alabama**, to-wit:

**Lot 6, according to the Survey of First Addition to Indian Crest Estates, as recorded in Map Book 12, Page 54, in the Probate Office of Shelby County, Alabama.**

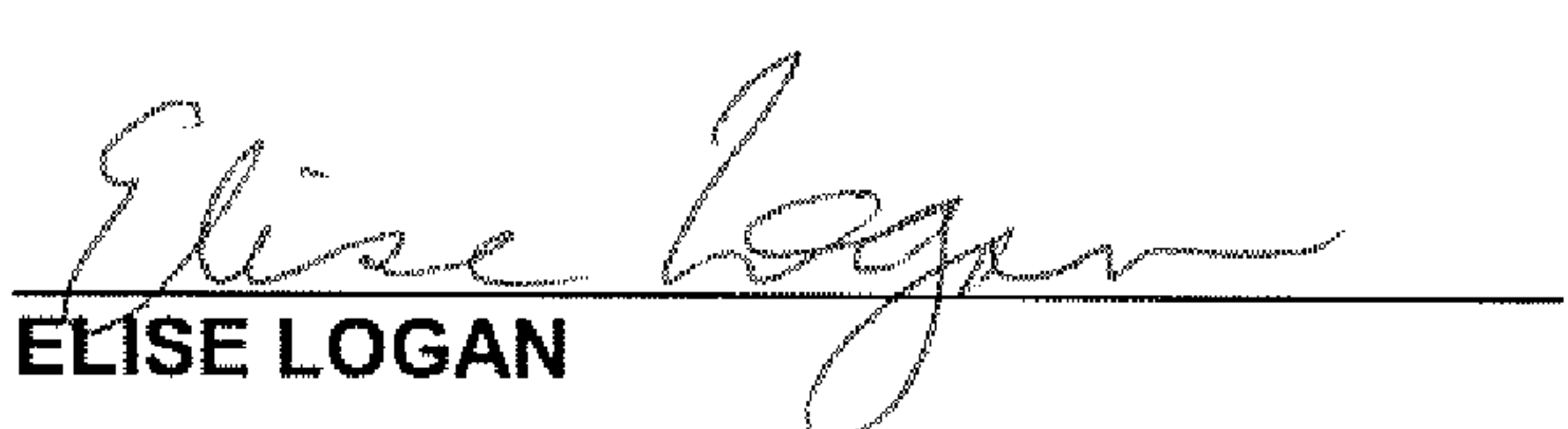
Subject to mineral and mining rights if not owned by Grantors. Subject to existing easements, restrictions, set-back lines, rights of way, limitations, if any of record.

To Have and to Hold to the said Grantees, as joint tenants, with right of survivorship, their heirs and assigns forever; it being the intention of the parties to this conveyance, that (unless the joint tenancy created is severed or terminated during the joint lives of the grantees herein) in the event one Grantee herein survives the other, the entire interest in fee simple shall pass to the surviving Grantee, and, if one does not survive the other, then the heirs and assigns of the Grantees herein shall take as tenants in common.

And we do, for ourselves and for our heirs, executors and administrators, covenant with said Grantee, their heirs and assigns, that we are lawfully seized in fee simple of said premises; that they are free from all encumbrances, unless otherwise stated above; that we have a 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, we have hereunto set our hands and seals this 29th day of November, 2016.

  
ALAN LOGAN

  
ELISE LOGAN

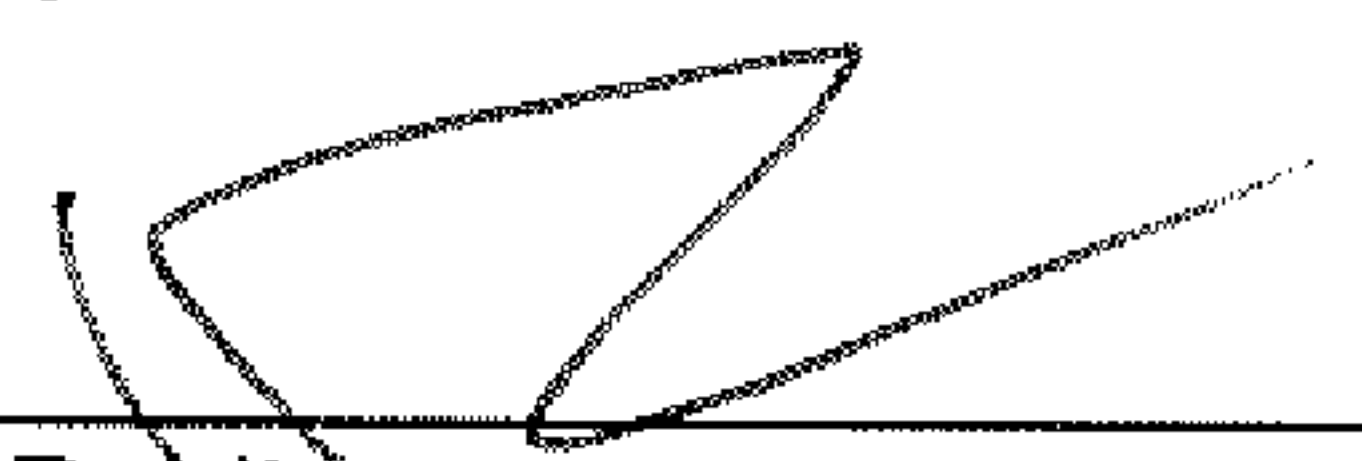
**STATE OF ALABAMA**

**COUNTY OF SHELBY**

I, B. CHRISTOPHER BATTLES, a Notary Public in and for said County, in said State, hereby certify that **ALAN LOGAN and ELISE LOGAN**, 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 this conveyance, they executed the same voluntarily on the day the same bears date.

Given under my hand and official seal this 29th day of November, 2016.

B. CHRISTOPHER BATTLES  
Notary Public, State of Alabama  
Alabama State At Large  
My Commission Expires  
February 22, 2017

  
Notary Public  
My Commission Expires: 02/22/2017

Real Estate Sales Validation Form

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

Grantor's Name Alan Logan  
Mailing Address Elise Logan  
5385 Meadow Brook Rd  
Birmingham, AL 35242

Grantee's Name John S. Rose  
Mailing Address Heather P. Rose  
315 Star Trek Drive  
Pelham, AL 35124

Property Address 315 Star Trek Drive  
Pelham, AL 35124

Date of Sale 11/29/2016  
Total Purchase Price \$ 900,000.00

Or  
20161213000454430 12/13/2016 12:15:19 PM DEEDS 2/2 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  
X Sales Contract Other  
X 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 \_\_\_\_\_ Print B. CHRISTOPHER BATTLES  
Unattested \_\_\_\_\_ Sign \_\_\_\_\_  
(verified by) (Grantor/Grantee/Owner/Agent) circle one

Form RT-1



Filed and Recorded  
Official Public Records  
Judge James W. Fuhrmeister, Probate Judge,  
County Clerk  
Shelby County, AL  
12/13/2016 12:15:19 PM  
\$918.00 CHERRY  
20161213000454430

*[Signature]*