STATE OF ALABAMA County of Shelby

20170215000054620 1/3 \$22.00 Shelby Cnty Judge of Probate, AL

02/15/2017 08:17:46 AM FILED/CERT

Send Tax Notice To: Zachary G Moore and Amie L Moore 6019 Kensington Way, Calera, Al 35040

Presents:

THAT IN CONSIDERATION OF One Hundred Thirty Four Thousand Nine Hundred and no/100 Dollars (\$134,900.00) to the undersigned grantor or grantors in hand paid by the GRANTEES herein, the receipt whereof is acknowledged, we/I Terry Dwindell Plunkett and Erin Lee Plunkett, a married couple (herein referred to as grantor(s)) do grant, bargain, sell and convey unto Zachary GMoore and Amie L Moore (herein referred to as GRANTEES) as joint tenants, with right of survivorship, the following described real estate situated in Shelby County, Alabama to-wit:

Lot 68, according to the Survey of Kensington Place, Phase 1, Sector 2 as recorded in Map Book 40, page 75, in the Probate Office of Shelby County, Alabama.

Subject to Easements, Restrictions and rights of way of record.

Subject to Mineral and Mining rights of record.

\$136,262.00 of the purchase price was obtained by a purchase money mortgage filed simultaneously herewith.

To Have And To Hold unto 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 hereby 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 I (we) do for myself (ourselves) and for my (our) heirs, executors, and administrators covenant with the said Grantees, 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 noted above; that I (we) have a 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 Grantees, their heirs and assigns forever, against the lawful claims of all persons.

IN WITNESS WHEREOF, <u>I/WE</u> have hereunto set <u>MY/OUR</u> hand(s) and seal(s), this <u>10th</u> day of February 2017

Terry Dwindell Plunkett

STATE OF Alabama County of Jefferson

I, the undersigned a Notary Public in and for said County, in said State, hereby certify that Terry Dwindell Plunkett and Erin Lee Plunkett, a married couple 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, they executed the same voluntarily on the day the same bears date.

Given under my hand and official seal, this the 10th day of February, 2017.

Prepared By: Jeremy L. Parker Parker Law Firm, LLC 1560 Montgomery Hwy Ste 205 Birmingham, AL 35216

Votaty Public My Commission Expires:

Shelby Cnty Judge of Probate: AL 02/15/2017 08:17:46 AM 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	Terry Dwindell Plunkett and Erin Lee Plunkett	Grantee's Name	Zachary G Moore and Amie L Moore
Mailing Address	6019 Kensington Way	Mailing Address	6019 Kensington Way
,	Calera AL 35040		Calera Al 35040
Property Address	6019 Kensington Way	Date of Sale	February 10, 2017
rroperty riddress	Calera AL 35040	Total Purchase Price	\$ 134,900.00
		Or	
		Actual Value	<u> </u>
		Or Assessor's Market Value	\$
		Assessor S Market Value	<u> </u>
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 Sales Contract Other			
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	d mailing address - provide the nam		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 r	eal 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	<u>a 1975</u> § 40-22-1 (h).		
Date: F	ebruary10 , 2017	Print ter	rry Dwindell Plunkett
	• ——		2 De De Maria
Unattested Sign			
	(verified by)	Granion	Form RT-1

20170215000054620 3/3 \$22.00 Shelby Cnty Judge of Probate, AL 02/15/2017 08:17:46 AM FILED/CERT