

WARRANTY DEED

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

Send tax notice to:  
Carlisle Creek Construction, LLC  
P.O. Box 651  
Helena, AL 35080

20170310000081730  
03/10/2017 08:03:01 AM  
DEEDS 1/2

STATE OF ALABAMA  
COUNTY OF SHELBY

Know All Men by These Presents: That in consideration of Ten and no/100 Dollars (\$10.00), to the undersigned Grantors, in hand paid by the Grantee herein, the receipt where is acknowledged, we, **John W. Fuller and wife, Denise D. Fuller** (herein referred to as Grantors) grant, bargain, sell and convey unto **Carlisle Creek Construction, LLC** (herein referred to as Grantee), the following described real estate, situated in **Shelby** County, Alabama, to-wit:

**Lot 15, according to the Map and Survey of Maple Ridge, recorded in Map Book 37, Page 87, in the Office of the Judge of Probate of Shelby County, Alabama.**


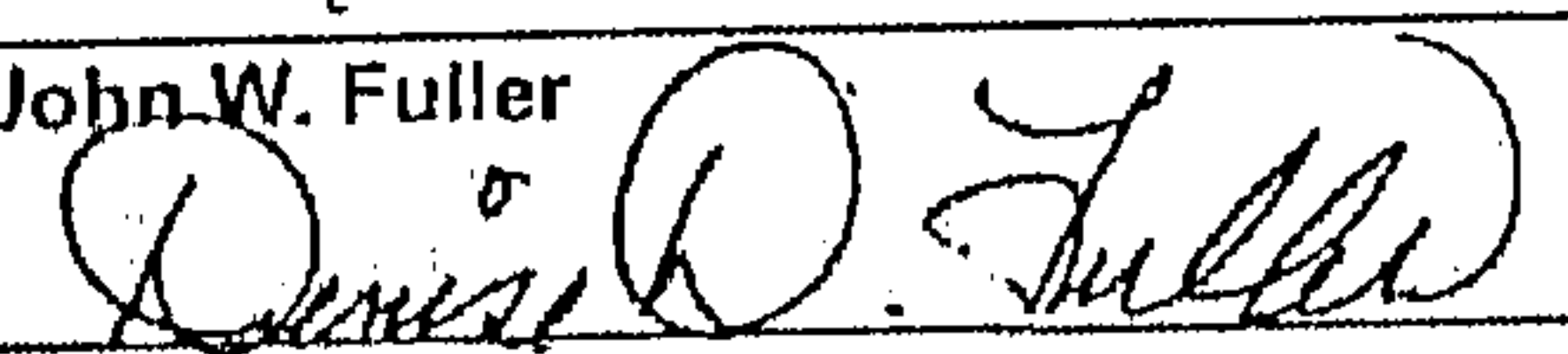
Title not examined by preparer.

Subject to mineral and mining rights if not owned by Grantor.

Subject to existing easements, restrictions, set-back lines, rights of way, limitations, if any of record.

And we do, for ourselves and for our heirs, executors and administrators, covenant with said Grantee, its successors and assigns, that we are lawfully seized in fee simple of said premises; that we 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 Grantee, its successors and assigns forever, against the lawful claims of all persons.

In Witness Whereof, We have hereunto set our hand and seal this 12th day of July, 2016.


  
\_\_\_\_\_  
John W. Fuller  
  
\_\_\_\_\_  
Denise D. Fuller

STATE OF ALABAMA  
COUNTY OF SHELBY

I, the undersigned, a Notary Public in and for said County, in said State, hereby certify that **John W. Fuller and Denise D. Fuller**, 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 12th day of July, 2016.

JERRICA PIKE FLETCHER  
Notary Public, State of Alabama  
Alabama State At Large  
My Commission Expires  
May 01, 2017

  
\_\_\_\_\_  
Notary Public  
My Commission Expires: 5-1-17

Real Estate Sales Validation Form

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

Grantor's Name	John W. Fuller	Grantee's Name	Carlisle Creek
Mailing Address	Denise D. Fuller	Mailing Address	Construction, LLC
	421 Acer Trail		P. O. Box 651
	Alabaster, AL 35007		Helena, AL 35080
Property Address	421 Acer Trail	Date of Sale	July 12, 2016
	Alabaster, AL 35007	Total Purchase Price \$	
		Or	
		Actual Value \$	
		Or	
		Assessor's Market Value \$	48,210.00

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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 checked="" type="checkbox"/> Other Tax Assesors vaule
<input checked="" type="checkbox"/> Closing Statement	23-5-22-0-007-015.000

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
	<p>Filed and Recorded Official Public Records Judge James W. Fuhrmeister, Probate Judge, County Clerk Shelby County, AL 03/10/2017 08:03:01 AM \$66.50 CHERRY 20170310000081730</p>	Sign	
	Unattested		(Grantor/Grantee/Owner/Agent) circle one
	(verified by)		