

This instrument prepared by:
Amy Logan
1220 Alford Avenue
Birmingham, AL 35226

SEND TAX NOTICE TO:
Bryan K. Rodgers
3441 Wildewood Drive
Pelham, AL

20170323000097440
03/23/2017 01:45:30 PM
DEEDS 1/2

GENERAL WARRANTY DEED

STATE OF ALABAMA)
SHELBY COUNTY)

KNOW ALL MEN BY THESE PRESENTS, that in consideration of Ninety-Nine Thousand And No/100 Dollars (\$99,000.00) to the undersigned grantor in hand paid by the grantee herein, the receipt whereof is acknowledged, I/we, Michele M. Burbank, and single woman and Mary Lou Vonderau, a married woman, (hereinafter grantor, whether one or more), do grant, bargain, sell and convey unto Bryan K. Rodgers (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 20, in Block 1, according to the Map and Survey of Wildewood Village, First Addition, Second Sector, recorded in Map Book 8, Page 78, 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.

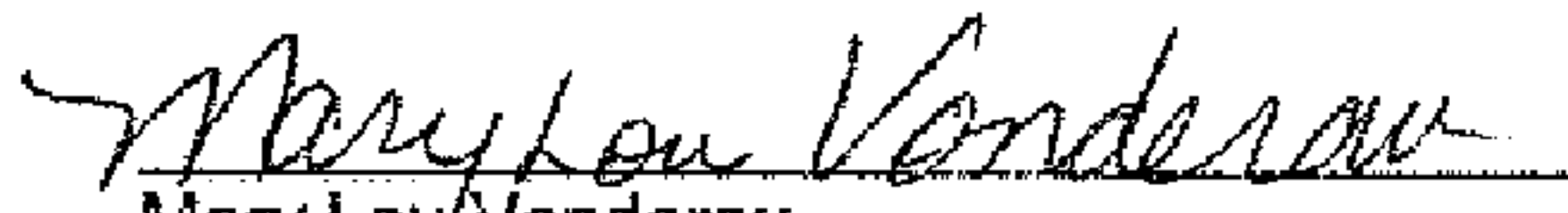
Subject to a third party mortgage in the amount of \$59,400.00 executed and recorded simultaneously herewith.

The property herein conveyed does not constitute the homestead of the Grantor's, nor that of Mary Lou Vonderau spouse, neither is it contiguous thereto.

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 March 7, 2017.



Michele M. Burbank


Mary Lou Vonderau

STATE OF ALABAMA
COUNTY OF JEFFERSON

I, the undersigned, a Notary Public in and for said County, in said State, hereby certify Michele M. Burbank and Mary Lou Vonderau 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 the conveyance they executed the same voluntarily on the day the same bears date.

Given under my hand and official seal on 7th day of March 2017.


Notary Public
My commission expires:

MY COMMISSION EXPIRES:
April 22, 2018

20170323000097440 03/23/2017 01:45:30 PM DEEDS 2/2

Grantor's Name Michele M. Burbank and Mary Lou
Vonderau and Mary Lou Vonderau

Grantee's Name Bryan K. Rodgers

Mailing Address _____

Mailing Address 3761 Haven View Circle
Vestavia, AL 35216

Property Address 3441 Wildewood Drive
Pelham, AL

Date of Sale March 7, 2017
Total Purchase Price \$99,000.00

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)

____ Bill of Sale

X Sales Contract

____ Closing Statement

____ Appraisal

____ Other: _____

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 - Michele M. Burbank and Mary Lou Vonderau and Mary Lou Vonderau, , .

Grantee's name and mailing address - Bryan K. Rodgers, 3761 Haven View Circle, Vestavia, AL 35216.

Property address - 3441 Wildewood Drive, Pelham, AL

Date of Sale - March 7, 2017.

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: March 7, 2017

Sign _____

Agent



Filed and Recorded
Official Public Records
Judge James W. Fuhrmeister, Probate Judge,
County Clerk
Shelby County, AL
03/23/2017 01:45:30 PM
\$58.00 CHERRY
20170323000097440

James W. Fuhrmeister