

After Recording Send Tax Notice To:

Richard C. Hartfield
Pamela G. Hartfield
216 Barkwood Loop
Calera, AL 35040

20170511000164920
05/11/2017 03:00:14 PM
DEEDS 1/4

WARRANTY DEED

STATE OF ALABAMA
SHELBY COUNTY

Know all men by these presents that in consideration of Ten Dollars and other good and valuable consideration to the undersigned grantor, in hand paid by the grantee herein, the receipt and sufficiency whereof is acknowledged, we, **Richard C. Hartfield and Pamela Hartfield**, husband and wife (herein referred to as Grantor), who certify that the property conveyed hereby in NO WAY constitutes our homestead, grant, bargain, sell and convey unto **Richard Clifton Hartfield and Pamela Gayle Hartfield, Trustees of the Hartfield Family Trust dated March 8, 2017, and any amendments thereto** (herein referred to as Grantee), as tenants in common, the real estate described below situated in Shelby County, Alabama, to wit:

See Exhibit "A"

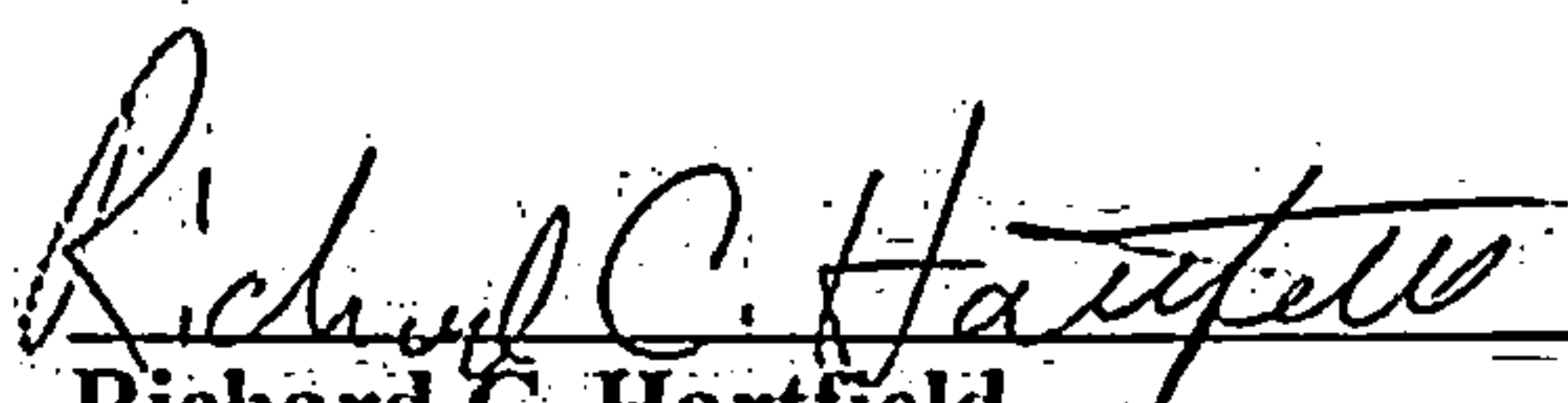
THE DESCRIPTION AND INFORMATION FOR THE PREPARATION OF THIS DEED WAS PROVIDED BY THE GRANTOR AND GRANTEE. THE DRAFTSMAN MAKES NO WARRANTIES, AS TO THE SUFFICIENCY OF THE INTEREST CONVEYED, NO TITLE OPINION WAS REQUESTED AND NO TITLE OPINION WAS PREPARED.

To have and to hold to the said grantee, as tenants in common, their heirs and assigns in fee simple, forever.

Subject to: Restrictions, Conditions, Covenants, Rights, Rights of Way, Mortgages, and easements now of record, if any.

AND we, do for ourselves, covenant with the said Grantee, their heirs and assigns, that we am lawfully seized in fee simple of said premises; that they are free from all encumbrances, unless noted 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, their heirs and assigns forever, against the lawful claims of all persons.

IN WITNESS WHEREOF, we have hereunto set our hand and seal, this 8th day of March, 2017.


Richard C. Hartfield

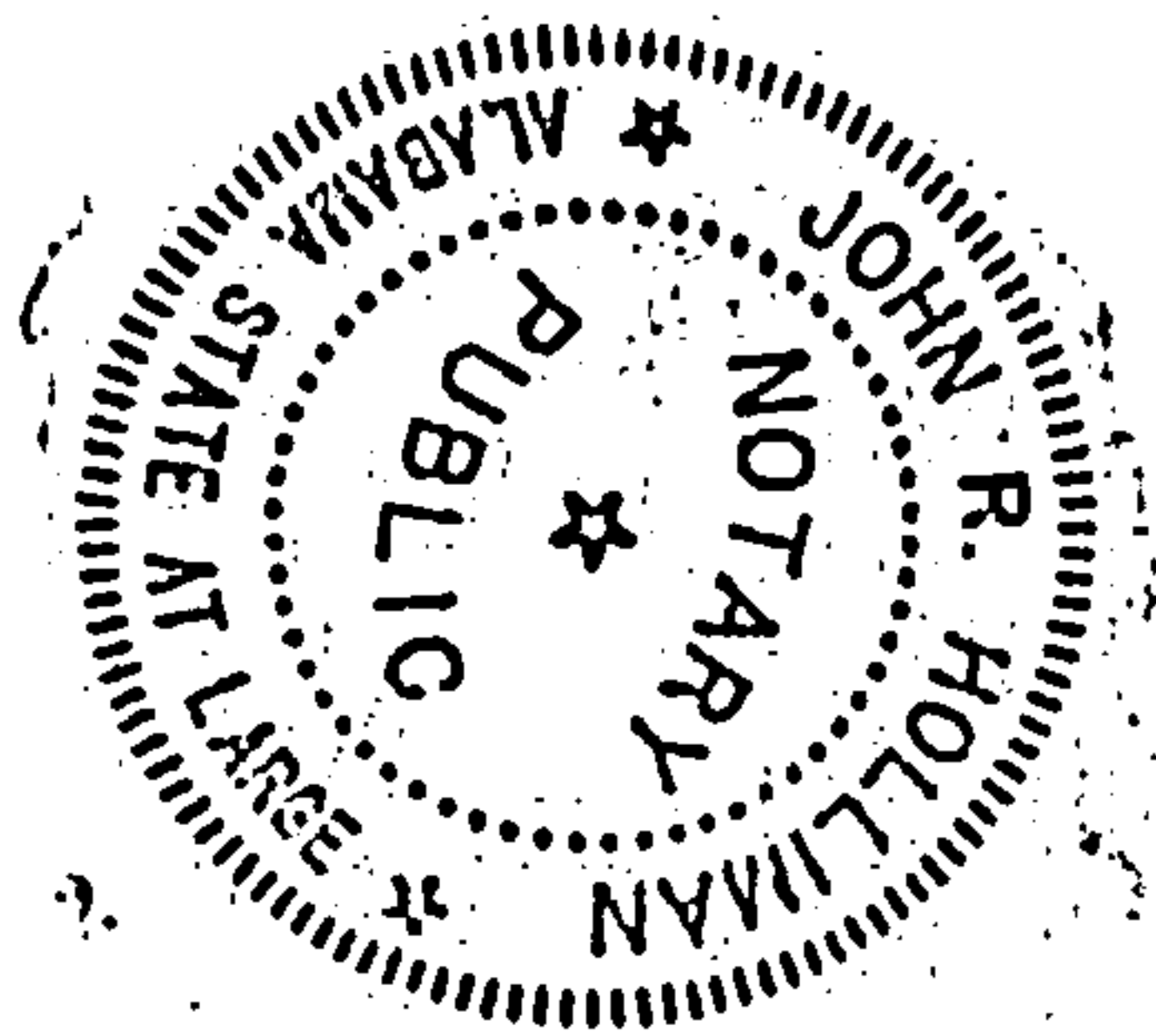

Pamela G. Hartfield

STATE OF ALABAMA

COUNTY OF SHELBY

I, John R. Holliman, a Notary Public in and for said County, in said State, hereby certify that Richard C. Hartfield and Pamela G. Hartfield, husband and wife whose names are signed to the foregoing conveyance and who are known to me, acknowledged before me 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 of office
this 8th day of March, 2017.




John R. Holliman, NOTARY PUBLIC
My Commission Expires: August 29, 2018

This Document Prepared By:

John R. Holliman
2491 Pelham Parkway
Pelham, AL 35124
205-663-0281

EXHIBIT "A"

Commence at the SE Corner of the SW 1/4 of the SW 1/4 of Section 11, Township 24 North, Range 15 East, Shelby County, Alabama, said point being the point of beginning; thence N 87°21'29" W along the Section line, a distance of 276.26' to a point said point lying on the Northwesternly right of way line of Shelby County Road #311, said point also being the beginning of a non tangent curve to the left, having a radius of 580.80', a central angle of 15°40'14" and subtended by a chord which bears N 38°53'24' E, and a chord distance of 158.36'; thence along the arc of said curve and said right of way a distance of 158.85' to a point of reverse curve to the right having a radius of 1,592.11', a central angle of 04°11'09" and subtended by a chord which bears N 33°08'52" E, and a chord distance of 116.29'; thence along the arc of said curve and said right of way a distance of 116.29'; thence S 36°36'20" E and leaving said right of way a distance of 198.67'; thence S 04°16'02' W, a distance of 74.08' to the point of beginning.

Real Estate Sales Validation Form

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

Grantor's Name Richard C. Hartfield
 Mailing Address Pamela Hartfield
216 Barkwood Loop
Calera, AL 35040

Grantee's Name Richard Clifton Hartfield and Pamela
 Mailing Address Gayle Hartfield, Trustees of the
Hartfield Family Trust dated 3/8/2017
216 Barkwood Loop, Calera, AL

Property Address located on Hwy 311

Date of Sale 3/8/2017Total Purchase Price \$

or

Actual Value \$

or

Assessor's Market Value \$ 40,540

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 ☐ 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 John B. HollimanSign

(Grantor/Grantee/Owner/Agent) circle one

Form RT-1

I attest

Filed and Recorded

Official Public Records (verified by)

Judge James W. Fuhrmeister, Probate Judge,

County Clerk

Shelby County, AL

05/11/2017 03:00:14 PM

\$66.00 DEBBIE

20170511000164920

Print Form

A handwritten signature in black ink, appearing to read "John B. Holliman", is written over the "Print Form" box and extends to the right.