

This instrument prepared by:
JESSICA KIRK DRENNAN
500 Office Park Drive, Suite 100
Birmingham, AL 35223

SEND TAX NOTICE TO:
Dana Hill White
2889 Acton Road, Apt. H
Vestavia, AL 35243

Source of Title: Book _____, Page _____

CLERK'S DEED


20170614000209760 1/4 \$29.00
Shelby Cnty Judge of Probate, AL
06/14/2017 12:50:40 PM FILED/CERT

STATE OF ALABAMA)
SHELBY COUNTY)

KNOW ALL MEN BY THESE PRESENTS, that Whereas on the 9th day of May, 2017, an order was rendered by the Circuit Court of Shelby County, Alabama, Domestic Relations Division, in a certain case pending in said court, said cause being entitled *Dana Hill WHITE v. Geoffrey Graham WHITE*, Civil Action Number: *DR-2014-900504*, which further ordered that the Circuit Clerk execute and deliver to Dana Hill White, a deed conveying all the right, title, claim and interest of Geoffrey Graham White in said cause, to said property described below.

NOW THEREFORE, in consideration of the premises, I, Mary Harris, Clerk of the Circuit Court of Shelby County, Alabama, under and by virtue of the authority vested in me by the order of said court dated May 9, 2017, a copy of which is attached as "Exhibit A" to this deed, do hereby grant, bargain, sell and convey unto Dana Hill White, in and the following described tract or parcel of land lying and being in Shelby County, Alabama, to-wit:

SEE EXHIBIT "B" ATTACHED HERETO.

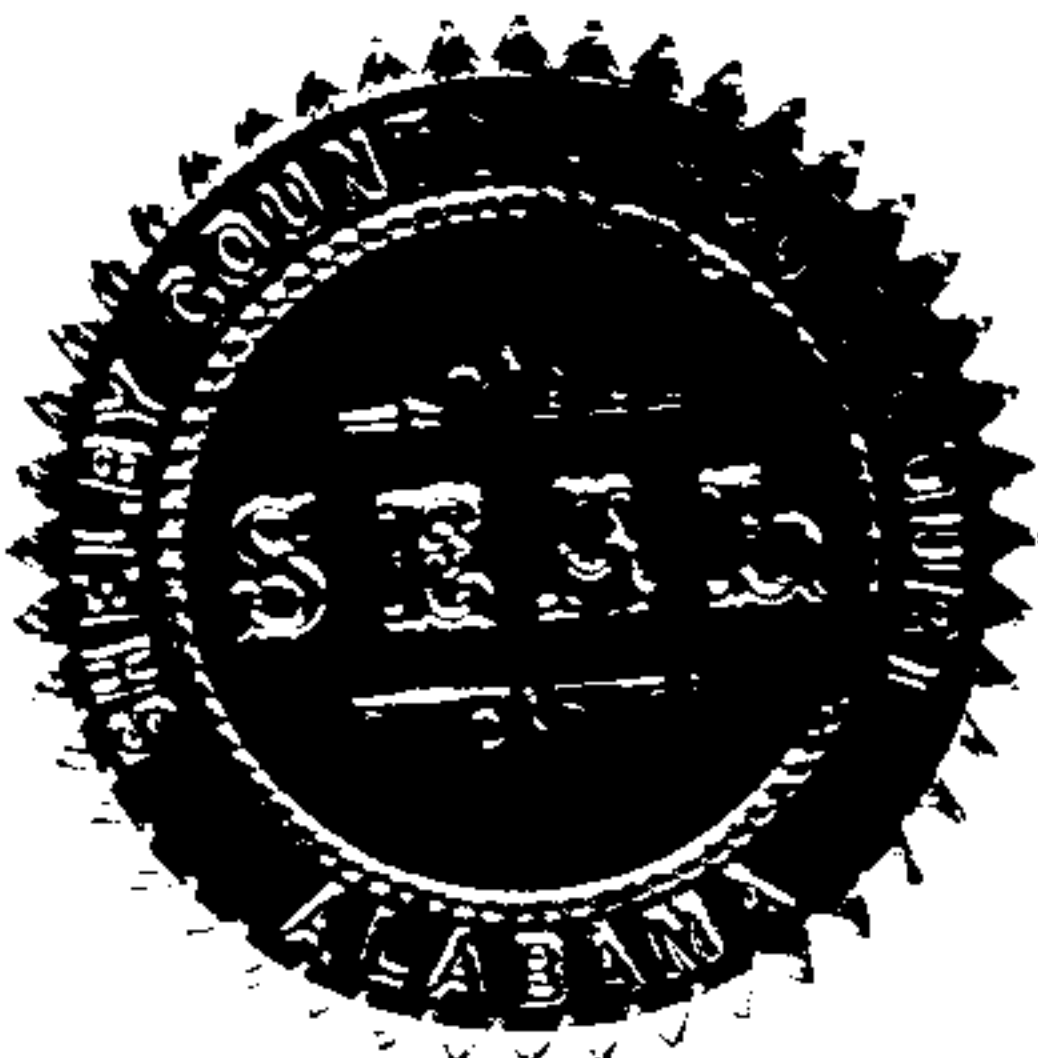
This conveyance is made subject to any and all easements, restrictions, reservations, and rights-of-way appearing of record affecting the above-described property, if any.

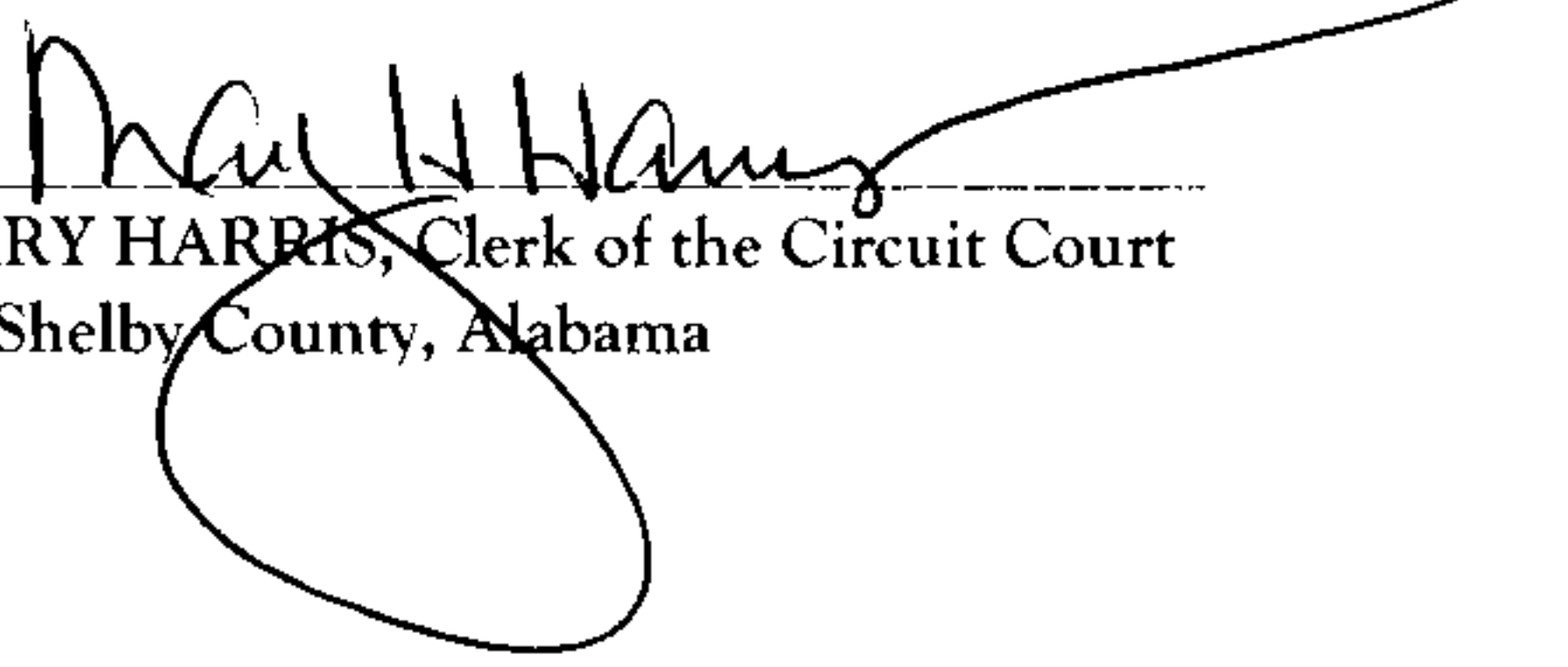
The above-described property is not the homestead of the Grantor, Geoffrey Graham White, pursuant to §6-10-3, Code of Alabama.

To have and to hold unto the Grantee, her heirs, successors and assigns forever.

No title search conducted by scrivener. The description in this instrument was obtained from sources furnished by the parties, and the scrivener does not attest to its accuracy. No liability is assumed by the scrivener for the status of title unless a title opinion was requested by one of the parties.

IN WITNESS WHEREOF, I have hereunto signed my name as clerk aforesaid, and have affixed the seal of this Court, this the 23 day of May, 2017.




MARY HARRIS, Clerk of the Circuit Court
for Shelby County, Alabama

STATE OF ALABAMA
COUNTY OF SHELBY

I, the undersigned authority, a notary public in and for said County, in said State, hereby certify that **MARY H. HARRIS**, who's named is signed to the foregoing conveyance, and who is known to me acknowledged before me on this day, that being informed of the contents thereof, she voluntarily executed the same on the day of its date.

Given under my hand and seal, this the 23 day of May, 2017.

Heather J. Anderson

Notary Public

My Commission Expires:

My Commission Expires

4/14/21



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EXHIBIT B

A parcel of land situated in the Northeast $\frac{1}{4}$ of the Southeast $\frac{1}{4}$ of Section 22, Township 19 South, Range 2 West, Shelby County, Alabama, more particularly described as follows:

Commence at the Northeast corner of the Northeast $\frac{1}{4}$ of the Southeast $\frac{1}{4}$ of Section 22, Township 19 South, Range 2 west, Shelby County, Alabama and run in a southerly direction for a distance of 225.0 feet along the quarter section line to a found axle; thence deflect to the right 91 degrees 16 minutes 40 seconds and run in a westerly direction for a distance of 300.00 feet to a point; thence deflect 90 degrees to the right and run in a southerly direction for a distance of 31.23 feet to a point; thence continue along last mentioned course and run 118.78 feet in a southerly direction to an existing 1 inch pipe; thence deflect to the right 78 degrees 29 minutes 30 seconds and run in a southwesterly direction for a distance of 249.91 feet to a point; thence deflect to the left 78 degrees 29 minutes 30 seconds and run in a southerly direction for a distance of 284.0 feet to a rebar; being the point of beginning; thence continue along last mentioned course in a southerly direction for a distance of 41.6 feet to the centerline of a creek; thence turn an interior angle to the left of 130 degrees 11 minutes 42 seconds and run in a southwesterly direction for a distance of 45.84 feet to a point; thence turn in the interior angle to the left of 166 degrees 46 minutes 48 seconds and run in a southwesterly direction for a distance of 67.90 feet to a point; thence turn an anterior angle to the left of 135 degrees 43 minutes 03 seconds and run in a northwesterly direction for a distance of 38.78 feet to a point; thence turn an interior angle left of 182 degrees 21 minutes 39 seconds and run in a westerly direction for a distance of 53.82 feet to a point; thence turn an interior angle to the left of 129 degrees 35 minutes 44 seconds and run in a westerly direction for a distance of 19.14 feet to a point; thence turn an interior angle to the left of 201 degrees 21 minutes 28 seconds and run in a westerly direction for a distance of 16.24 feet to a point, said point being in the centerline of the creek; thence leaving said centerline of creek, turn an interior angle to the left of 98 degrees 05 minutes 32 seconds and run in a northerly direction for a distance of 27.55 feet to an existing crimped pin; thence turn an interior to the left of 112 degrees 04 minutes 21 seconds and run in a northeasterly direction for a distance of 104.29 feet to an existing rebar; thence turn an interior angle to the left of 115 degrees 28 minutes 15 seconds and run in a southeasterly direction for a distance of 104.51 feet to an existing rebar; thence turn an interior angle to the left of 191 degrees 53 minutes 34 seconds and run in a southeasterly direction for a distance of 78.56 feet to the point of beginning.

According to the survey of Ray Weygand, Reg. L.S. #24973, dated June 24, 2013.


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Real Estate Sales Validation Form

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

Grantors' Name: <u>Geoffrey Graham White</u>	Grantee's Name: <u>Dana Hill White</u>
Mailing Address: <u>3021 Ritha Circle</u> <u>Birmingham, AL 35242</u>	Mailing Address: <u>2889 Acton Road, Aptment H</u> <u>Birmingham, AL 35243</u>
Property Address: <u>3021 Ritha Circle</u> <u>Birmingham, AL 35242</u>	Date of Sale: _____ Total Purchase Price: _____
Or	
Actual Value \$ _____	
Or	
Assessor's Mkt Value: <u>\$ 10,000</u> <u>1/2 Value: \$5,000</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	<u>x</u> _____ <u>Transfer tax to be paid on 1/2 Assessor's Mkt. Value</u>
_____ Closing Statement	_____ 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

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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: <u>Dana Hill White</u>
_____ Unattested _____	Sign <u>Megan Elder</u>
(verified by)	(Grantor/Grantee/Owner/Agent) circle one

Form RT-1