

This instrument prepared by:  
Patrick F. Smith  
300 Office Park Drive, Suite 310  
Birmingham, AL 35223

SEND TAX NOTICE TO:  
Robert L. Coe  
1805 Mohawk Drive  
Alabaster, AL 35007

20170712000248750  
07/12/2017 12:49:59 PM  
DEEDS 1/2

**GENERAL WARRANTY DEED**

STATE OF ALABAMA )  
SHELBY COUNTY )

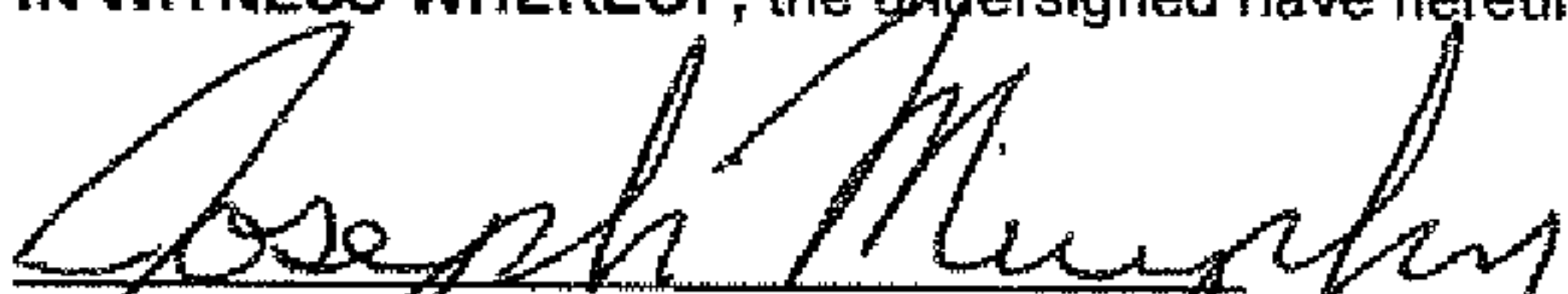
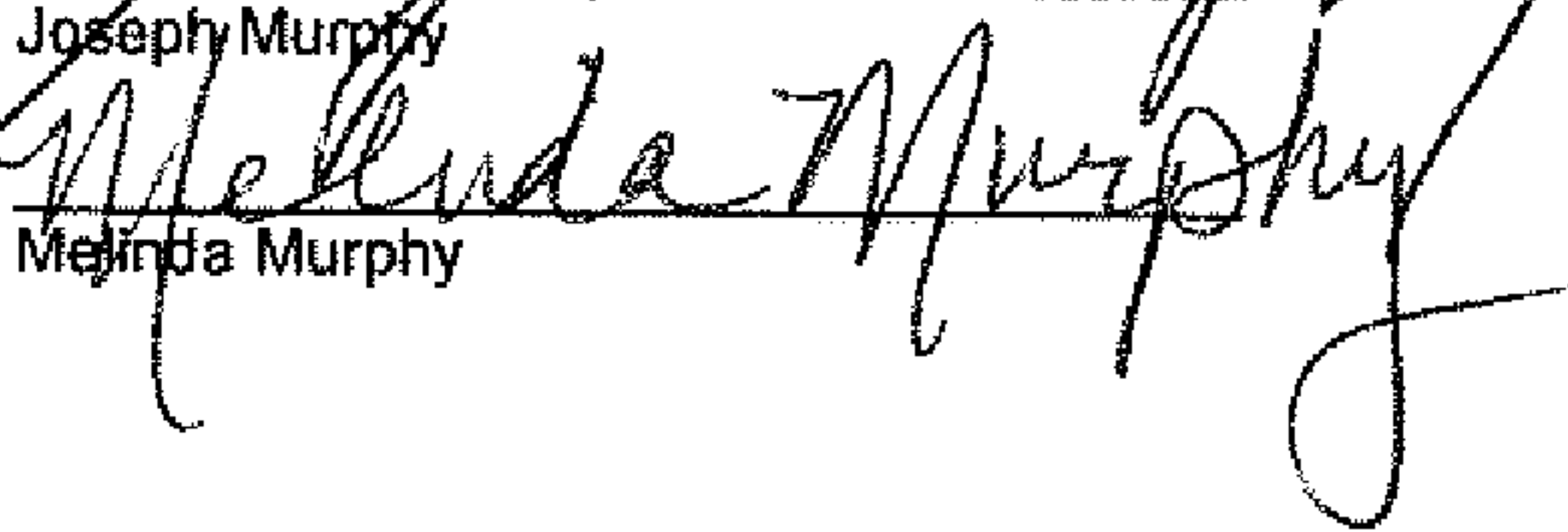
**KNOW ALL MEN BY THESE PRESENTS**, that in consideration of One Hundred Twelve Thousand Five Hundred And No/100 Dollars (\$112,500.00) to the undersigned grantor in hand paid by the grantee herein, the receipt whereof is acknowledged, I/we, Joseph Murphy and Melinda Murphy, husband and wife, (hereinafter grantor, whether one or more), do grant, bargain, sell and convey unto Robert L. Coe (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 1, according to the Survey of Navajo Pines, as recorded in Map Book 5, Page 108, in the Probate Office 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.

**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 June 30, 2017.

  
Joseph Murphy  
  
Melinda Murphy

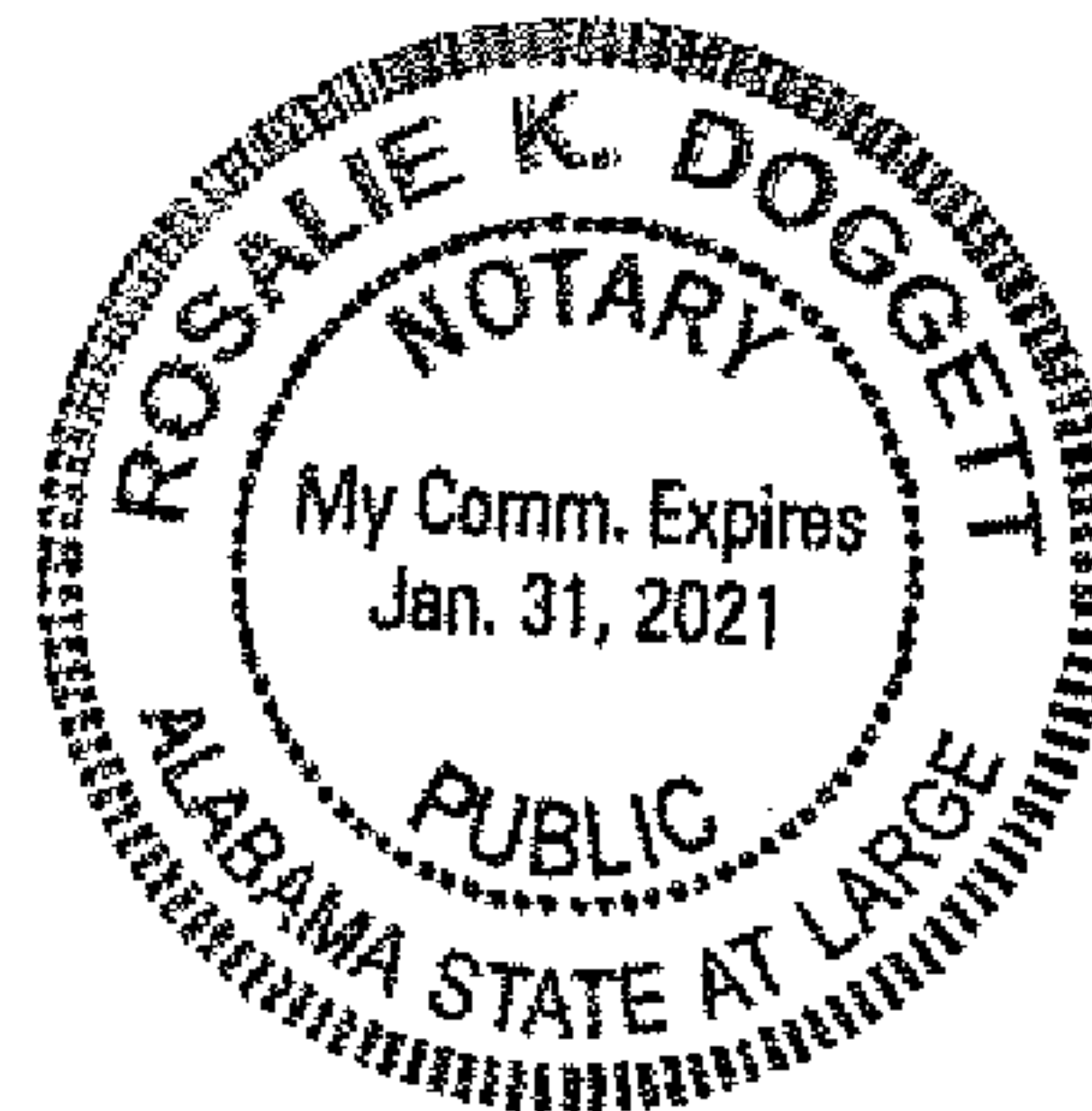
STATE OF Alabama  
COUNTY OF Shelby

I, the undersigned, a Notary Public in and for said County, in said State, hereby certify Joseph Murphy and Melinda Murphy whose name(s) is(are) signed to the foregoing conveyance, and who is(are) known to me, acknowledged before me on this 30th day of June, 2017 that, being informed of the contents of the conveyance he/she/they executed the same voluntarily on the day the same bears date.

Given under my hand and official seal on 06/30/2017.

  
Notary Public

My commission expires: 1/31/21



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

Grantor's Name Joseph Murphy and Melinda Murphy Grantee's Name Robert L. Coe
Mailing Address 1805 Mohawk Drive Alabaster, AL 35007 Mailing Address 1805 Mohawk Drive Alabaster, AL 35007

Property Address 1805 Mohawk Drive Alabaster, AL 35007 Date of Sale June 30, 2017
Total Purchase Price \$112,500.00
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
Sales Contract
X 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 - Joseph Murphy and Melinda Murphy, 1805 Mohawk Drive, Alabaster, AL 35007.

Grantee's name and mailing address - Robert L. Coe, 1805 Mohawk Drive, Alabaster, AL 35007.

Property address - 1805 Mohawk Drive, Alabaster, AL 35007

Date of Sale - June 30, 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 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: June 30, 2017

Sign [Signature] Agent



Filed and Recorded
Official Public Records
Judge James W. Fuhrmeister, Probate Judge,
County Clerk
Shelby County, AL
07/12/2017 12:49:59 PM
\$130.50 CHERRY
20170712000248750

[Signature]