

Send Tax Notice to:

Ms. Clessie Jeanette Wilson
121 Stillwood Drive
Columbiana, Alabama 35051

THIS INSTRUMENT WAS PREPARED BY:
ELLIS, HEAD, OWENS & JUSTICE
113 N. MAIN STREET
P. O. BOX 587
COLUMBIANA, ALABAMA 35051

GENERAL WARRANTY DEED

STATE OF ALABAMA)
SHELBY COUNTY)


20170915000337890 1/4 \$35.00
Shelby Cnty Judge of Probate, AL
09/15/2017 02:47:51 PM FILED/CERT

KNOW ALL MEN BY THESE PRESENTS,

That in consideration of love and affection, and ONE AND 00/100 DOLLAR (\$1.00), and other good and valuable consideration, to the undersigned Grantors in hand paid by the Grantee herein, the receipt whereof is hereby acknowledged, we, **CLESSIE JEANETTE WILSON**, an unmarried woman, **GARY WILLIAM WILSON**, a married man, **KENNETH JAMES WILSON**, a married man, and **PATRICIA WILSON HORTON**, an unmarried woman, (herein referred to as Grantors) do grant, bargain, sell and convey unto **CLESSIE JEANETTE WILSON** (herein referred to as Grantee), the following described real estate situated in Shelby County, Alabama, to-wit:

Commence at the Southwest corner of the SE 1/4 of SE 1/4 of Section 7, Township 22 South, Range 1 West, Shelby County, Alabama; thence run in a Northerly direction along the West line of said 1/4 1/4 Section a distance of 712 feet; thence turn an angle to the right and run in an Easterly direction parallel with the North line of said 1/4 1/4 Section a distance of 347 feet to the point of beginning of the lot herein described and conveyed; thence continue in the same direction a distance of 245 feet to a point being the Northeast corner of the property described in deed to Edgar L. Wilson and wife, Ada Mae Wilson, as recorded in the Probate Office of Shelby County, Alabama in Deed Book 109, page 588; thence run in a Southerly-Southeasterly direction along the Easterly boundary of the property described in said Deed Book 109, page 588, a distance of 175 feet to a point; thence run Westerly parallel with the North boundary of said 1/4 1/4 Section a distance of 245 feet; thence run Northerly, parallel with the Easterly boundary of the property herein described a distance of 175 feet to the point of beginning.

Subject to easements and rights of way of record.

Walter W. Wilson, Jr. died on May 24, 2017. His surviving spouse, Clessie Jeanette Wilson, is a Grantor and the Grantee herein. His only children, Gary William Wilson, Kenneth James Wilson, and Patricia Wilson Horton, are the other Grantors herein.

The above described property does not constitute any part of the homestead of the Grantors or their spouses.

TO HAVE AND TO HOLD unto the said Grantee, her heirs, successors and assigns forever.

And we do for ourselves and for our heirs, executors, and administrators covenant with the said Grantee, her heirs and assigns, that we are lawfully seized in fee simple of said premises; that they are free from all encumbrances, unless otherwise 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, her heirs and assigns forever, against the lawful claims of all persons.

IN WITNESS WHEREOF, we have hereunto set our hands and seals this 6 day of Sept, 2017.

Clessie Jeanette Wilson (SEAL)
Clessie Jeanette Wilson

Gary William Wilson (SEAL)
Gary William Wilson

Kenneth James Wilson (SEAL)
Kenneth James Wilson

Patricia Wilson Horton (SEAL)
Patricia Wilson Horton


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STATE OF ALABAMA)
SHELBY COUNTY)

I, the undersigned authority, a Notary Public in and for said County, in said State, hereby certify that **CLESSIE JEANETTE WILSON**, an unmarried woman, whose name is signed to the foregoing conveyance, and who is known to me, acknowledged before me on this day, that, being informed of the contents of the conveyance, she executed the same voluntarily on the day the same bears date.

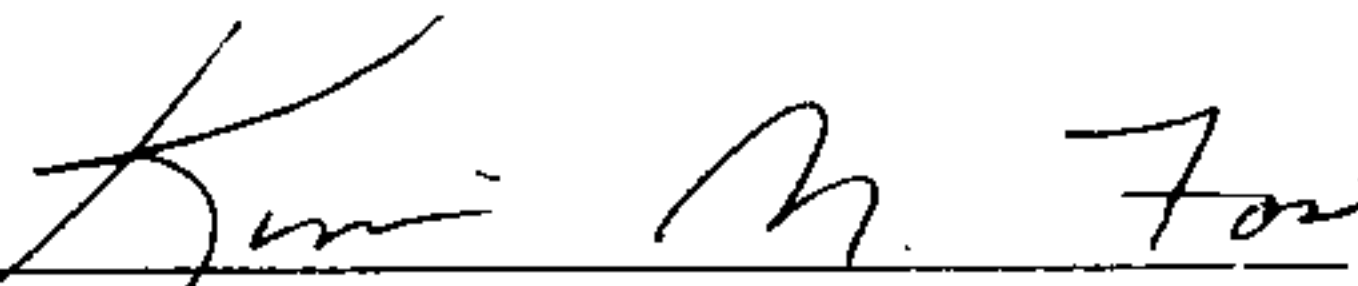
Given under my hand and official seal this 6th day of September, 2017.

Kimi M. Foster (SEAL)
Notary Public
My Commission Expires: 1-7-19

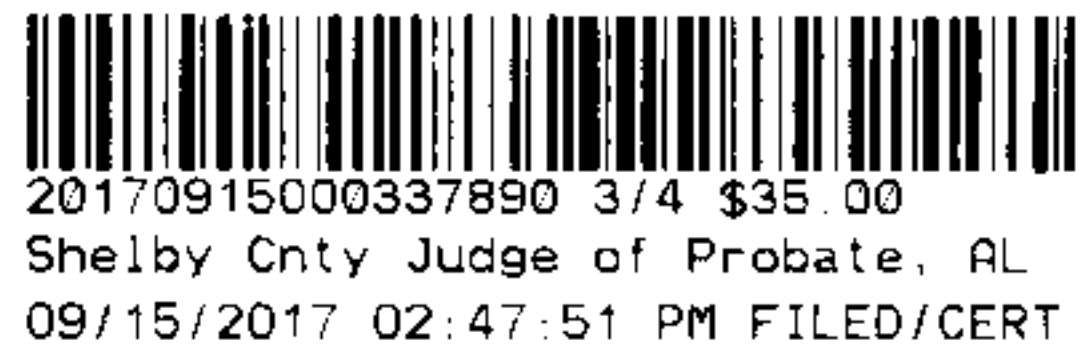
STATE OF ALABAMA)
SHELBY COUNTY)

I, the undersigned authority, a Notary Public in and for said County, in said State, hereby certify that **GARY WILLIAM WILSON**, a married man, whose name is signed to the foregoing conveyance, and who is known to me, acknowledged before me on this day, that, being informed of the contents of the conveyance, he executed the same voluntarily on the day the same bears date.

Given under my hand and official seal this 6th day of September, 2017.

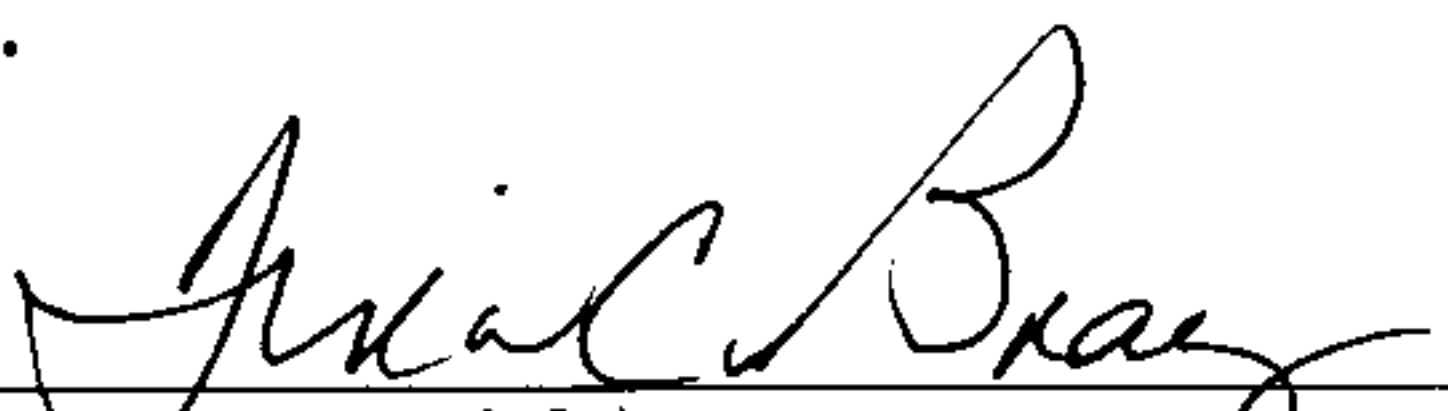
 (SEAL)
Notary Public
My Commission Expires: 1-7-19

STATE OF ALABAMA)
SHELBY COUNTY)



I, the undersigned authority, a Notary Public in and for said County, in said State, hereby certify that **KENNETH JAMES WILSON**, a married man, whose name is signed to the foregoing conveyance, and who is known to me, acknowledged before me on this day, that, being informed of the contents of the conveyance, he executed the same voluntarily on the day the same bears date.

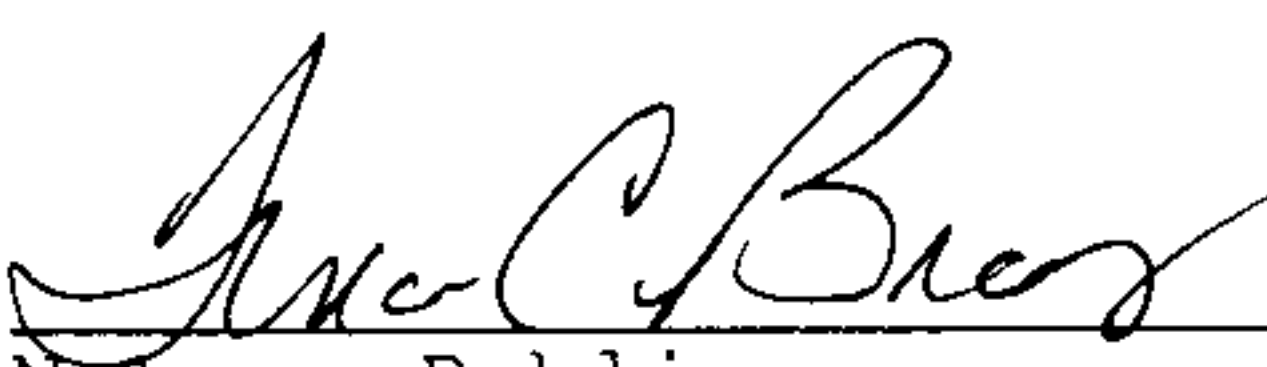
Given under my hand and official seal this 13th day of September, 2017.

 (SEAL)
Notary Public
My Commission Expires: 8/19/19

STATE OF ALABAMA)
SHELBY COUNTY)

I, the undersigned authority, a Notary Public in and for said County, in said State, hereby certify that **PATRICIA WILSON HORTON**, an unmarried woman, whose name is signed to the foregoing conveyance, and who is known to me, acknowledged before me on this day, that, being informed of the contents of the conveyance, she executed the same voluntarily on the day the same bears date.

Given under my hand and official seal this 13th day of September, 2017.

 (SEAL)
Notary Public
My Commission Expires: 8/19/19

Real Estate Sales Validation Form

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

Grantor's Name Clessie Jeanette Wilson
Mailing Address 121 Stillwood Drive
Columbiana, Alabama 35051

Grantee's Name Clessie Jeanette Wilson
Mailing Address 121 Stillwood Drive
Columbiana, Alabama 35051

Property Address Wilson Road
Calera, Alabama 35040

Date of Sale September 6, 2017
Total Purchase Price \$

or
Actual Value \$

or
Assessor's Market Value \$ 17,420.00 X 1/2 = \$8,710⁰⁰



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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)

☐ Bill of Sale ☐ Appraisal
☐ Sales Contract ☒ Other ☐ Property Tax Commissioner
☐ 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 9-6-17

Print Clessie Jeanette Wilson

☐ Unattested

Kim M. Foster
(verified by)

Sign Clessie Jeanette Wilson

(Grantor/Grantee/Owner/Agent) circle one