

<b>Grantor:</b> Willie Mae Wright 2227 Harris & Wright Drive Birmingham, Alabama 35242  <b>Grantee:</b> James Arthur Donley 3025 Ryecroft Road Mountain Brook, Alabama 35223	<b>Property Address:</b> 2227 Harris & Wright Drive Birmingham, Alabama 35242  Date of Sale: August 25, 2017  Total Purchase Price: \$10.00  Purchase Price Verification: See deed below
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**THIS INSTRUMENT WAS PREPARED BY:**

John W. Tomlinson, Esq.  
The Tomlinson Firm, P.C.  
P.O. Box 131161  
Birmingham, AL 35213

Shelby County, AL 10/25/2017  
State of Alabama  
Deed Tax: \$15.00


**SEND TAX NOTICE TO:**

James Arthur Donley  
3025 Ryecroft Road  
Mountain Brook, Alabama 35223

**GENERAL WARRANTY DEED WITH LIFE ESTATE**

STATE OF ALABAMA     }  
                                     }  
COUNTY OF JEFFERSON }

Date: August 25, 2017

  
20171025000387450 1/7 \$48.00  
Shelby Cnty Judge of Probate, AL  
10/25/2017 01:22:04 PM FILED/CERT

KNOW ALL MEN BY THESE PRESENTS, that, Willie Mae Wright, a widowed woman previously married to William C. Wright who deceased on or about October 18, 2000, hereinafter referred to as the "GRANTOR," for and in consideration of the sum of Ten and no/100 (\$10.00) Dollars and other good and valuable consideration in hand paid by the GRANTEE, the receipt whereof is hereby acknowledged, does hereby grant, bargain, sell and convey unto James Arthur Donley, an married man, GRANTEE, the following described property, situated, lying and being in Shelby County, Alabama, while retaining a life estate for herself, said property being described, to wit:

A part of the SE 1/4 of NW 1/4 of Section 16, Township 19 South, Range 1 West, more particularly described as follows:

Commencing at the SW corner of said 1/4 - 1/4 Section and run North along West line 440 feet; thence run East and parallel with South line of said 1/4 - 1/4 Section, a distance of 200 feet to point of beginning of tract herein described; thence run South and parallel with West line of said 1/4 - 1/4 Section, 210 feet; thence run East and parallel with South line of said 1/4 - 1/4 Section a distance of 210 feet; thence run North parallel with West line a distance of 210 feet; thence run West and parallel with South line a distance of 210 feet to point of beginning.

All being situated in Shelby County, Alabama.

SOURCE OF TITLE: Deed Book 246, Page 363 in the Probate Office of Shelby County, Alabama.


Said description being provided by GRANTOR and as previously recorded as noted above.

The conveyance of this property is made subject to the following:

1. Payment of all taxes, charges, assessments, levied and assessed against subject premises, which are due and payable. 2016 taxes EXEMPT under Parcel ID Number 09-5-16-0-001-022.000.
2. Mortgage dated 11/7/2003, from Willie Mae Wright to SouthTrust Bank, in the original principal amount of \$35,000.00, filed for record 1/28/2004, recorded in Instrument 2004120000046730, in the Probate Office of Shelby County, Alabama.
3. Judgment recorded in Instrument 20080926000382590, Case No. CV 2007 000505.00, in the Probate Office of Shelby County, Alabama.
4. Right of Way granted to Alabama Power Company by instrument recorded in Deed Volume 133, page 211; Deed Volume 242, page 444 and Real 31, page 353, in the Probate Office of Shelby County, Alabama.
5. Lack of Ingress/egress.

TO HAVE AND TO HOLD unto the said GRANTEE, James Arthur Donley, while retaining a life estate for the GRANTOR, Willie Mae Wright, a widowed woman.

And the GRANTOR does for herself and her heirs, assigns, successors, executors, administrators and personal representatives covenant with the said GRANTEE, his heirs, assigns, successors, executors, administrators and personal representatives, as follows: that she is lawfully seized in fee simple of the premises described above; that said premises is free from encumbrances other than those listed above; that she has a good and lawful right to sell and convey the same as aforesaid; and that she and her heirs, assigns, successors, executors, administrators and personal representatives will warrant and defend the title to the said premises to the said GRANTEE, and his heirs, assigns, successors, executors, administrators and personal representatives against the lawful claims of any person or entity.

  
20171025000387450 2/7 \$48.00  
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IN WITNESS WHEREOF, the GRANTOR does hereby set her hand and seal on this 25<sup>th</sup> day of August 2017.

Willie Mae Wright (SEAL)  
Willie Mae Wright, GRANTOR

STATE OF ALABAMA            }  
   }  
COUNTY OF JEFFERSON        }

I, the undersigned authority, a Notary Public in and for said County and State, hereby certify that Willie Mae Wright, 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 said conveyance, she executed the same voluntarily on the day the same bears date.

Given under my hand this 25th day of August 2017.

Kathleen H. Wathkins

Notary Public

MY COMMISSION EXPIRES JANUARY 31, 2020

My Commission Expires: \_\_\_\_\_

NO TITLE OPINION REQUESTED AND NONE GIVEN

LEGAL DESCRIPTION PROVIDED BY GRANTOR.

20171025000387450 3/7 \$48.00  
Shelby Cnty Judge of Probate, AL  
10/25/2017 01:22:04 PM FILED/CERT

AVSO312

5-26-57

ALABAMA JUDICIAL DATA CENTER  
SHELBY COUNTY  
CERTIFICATE OF JUDGMENT

Willie's

07-05584

G. DAN REEVES CV 2007 000505.00

IN THE CIRCUIT COURT OF SHELBY COUNTY  
CHASE BANK USA NA VS WILLIE WRIGHT

DEFENDANT

PARTY'S ATTORNEY:

WRIGHT WILLIE  
2232 HARRIS WRIGHT DR

BIRMINGHAM ,AL 35242-0000

20080926000382590 1/1 \$11.00  
Shelby Cnty Judge of Probate, AL  
09/26/2008 02:30:25PM FILED/CERT

I, MARY H. HARRIS , CLERK OF THE ABOVE NAMED COURT HEREBY  
CERTIFY THAT ON 06/14/2007 PLAINTIFF, CHASE BANK USA NA, AS RECOVERED  
OF DEFENDANT IN SAID COURT A JUDGMENT WITHOUT WAIVER OF EXEMPTIONS FOR THE  
SUM OF \$6,277.35 DOLLARS PLUS \$212.00 DOLLARS COURT COSTS, AND  
THAT THE PLAINTIFF'S ATTORNEY(S) OF RECORD WAS:  
NATHAN JOHN H

GIVEN UNDER MY HAND THIS DATE 09/08/2008

*Mary H Harris*  
CLERK: MARY H. HARRIS  
P.O. BOX 1810  
COLUMBIANA AL 35051  
(205) 669-3760

WEBSITE: HTTP://18JC.ALACOURT.GOV

OPERATOR: ALS  
PREPARED: 09/08/2008

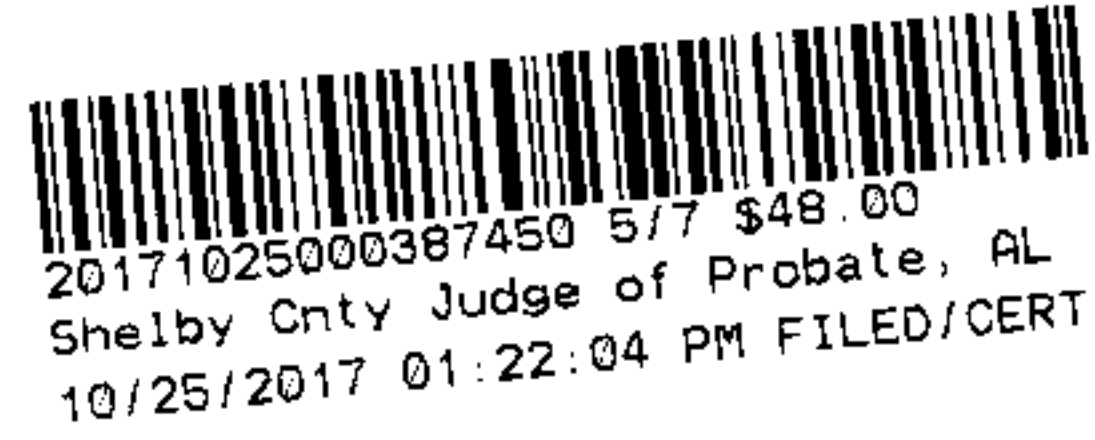
PLAINTIFF'S ATTORNEY:

NATHAN JOHN H  
P O BOX 1715  
BIRMINGHAM AL 35201

20171025000387450 4/7 \$48.00  
Shelby Cnty Judge of Probate, AL  
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The Tomlinson Firm, P.C.  
P.O. Box 131161  
Birmingham, AL 35213



STATE OF ALABAMA }  
Shelby COUNTY }

Before the undersigned authority personally appeared, Willie Mae Wright, and after being made known to the undersigned did swear or affirm to the following:

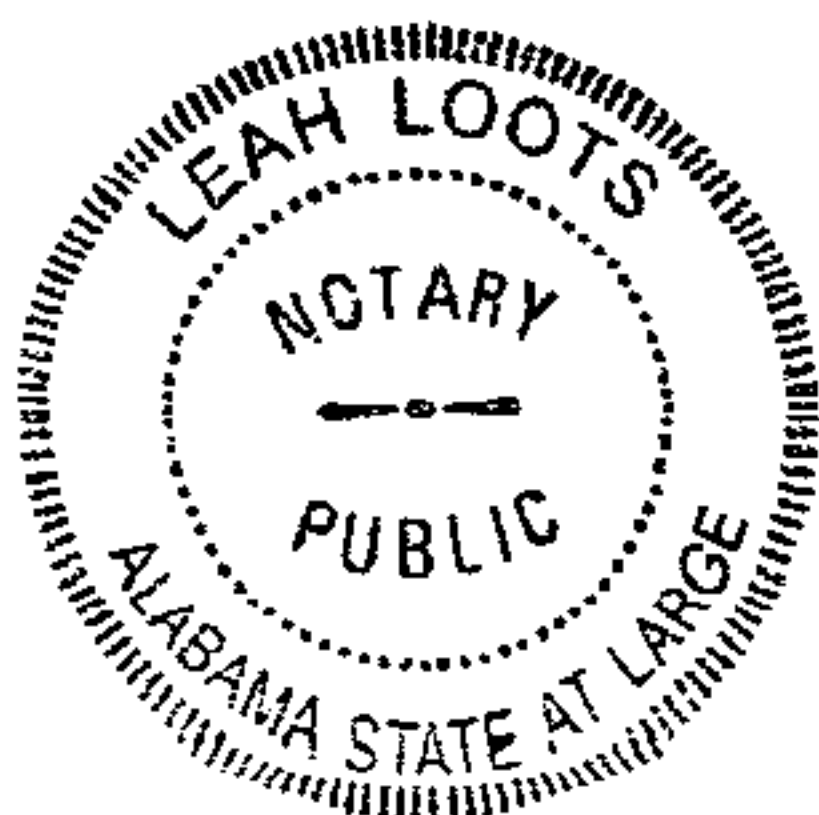
1. My legal name is Willie Mae Wright. I am a resident citizen of Shelby County, Alabama and am over the age of nineteen years.
2. My current legal address is 2227 Harris & Wright Drive, Birmingham, Alabama 35242.
3. My date of birth is [REDACTED]
4. I have personal knowledge of the facts contained within this affidavit.
5. I hereby declare that I am not known by any other name nor have I ever been.
6. I hereby declare that I personally know Willie Ray Wright, who is my son and who is a separate person from myself.
7. Willie Ray Wright's date of birth is [REDACTED]
8. Willie Ray Wright's address is 2232 Harris and Wright Drive, Birmingham, Alabama 35242.

The affiant further saith not.

DONE this 23 day of Oct, 2017.

Willie Mae Wright  
Willie Mae Wright, Affiant

Sworn to and subscribed before me this 23 day of Oct, 2017.



Leah Loots  
Notary Public

My Commission Expires: \_\_\_\_\_ MY COMMISSION EXPIRES JULY 18, 2018

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STATE OF ALABAMA }  
Shelby COUNTY }

20171025000387450 6/7 \$48.00  
Shelby Cnty Judge of Probate, AL  
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Before the undersigned authority personally appeared, Willie Ray Wright, and after being made known to the undersigned did swear or affirm to the following:

1. My legal name is Willie Ray Wright. I am a resident citizen of Shelby County, Alabama and am over the age of nineteen years.
2. My current legal address is 2232 Harris and Wright Drive, Birmingham, Alabama 35242.
3. My date of birth is [REDACTED]
4. I have personal knowledge of the facts contained within this affidavit.
5. I hereby declare that I am not known by any other name nor have I ever been.
6. I hereby declare that I personally know Willie Mae Wright, who is my mother and who is a separate person from myself.
7. Willie Mae's date of birth is [REDACTED]
8. Willie Mae Wright's address is 2227 Harris & Wright Drive, Birmingham, Alabama 35242.

The affiant further saith not.

DONE this 23 day of Oct, 2017.

Willie Ray Wright  
Willie Ray Wright, Affiant

Sworn to and subscribed before me this 23 day of Oct, 2017.

Leah Lotts

Notary Public

My Commission Expires: \_\_\_\_\_

MY COMMISSION EXPIRES JULY 18, 2018

