THIS INSTRUMENT PREPARED BY: BARNES & BARNES LAW FIRM, P.C.

Send Tax Notice To:
STAYCE INGRAM and
EMILY INGRAM

8107 PARKWAY DRIVE LEEDS, ALABAMA 35094 (205) 699-5000

916 HELENA STATION COVE HELENA, AL 35080

CORPORATION WARRANTY DEED WITH RIGHT OF SURVIVORSHIP

STATE OF ALABAMA Shelby COUNTY

KNOW ALL MEN BY THESE PRESENTS, That in consideration of Two Hundred Seventy-Nine Thousand Nine Hundred and 00/100 Dollars (\$279,900.00)* to the undersigned Grantor, NEWCASTLE CONSTRUCTION, INC., (hereinafter referred to as Grantor, whose mailing address is 121 BISHOP CIRCLE, PELHAM, AL 35124), in hand paid by the Grantees herein (whose mailing address is shown above), the receipt of which is hereby acknowledged, the said Grantor does by these presents, grant, bargain, sell and convey unto STAYCE INGRAM and EMILY INGRAM (herein referred to as Grantees), the following described real estate, situated in Shelby County, Alabama, to-wit:

LOT 24, ACCORDING TO THE SURVEY OF HELENA STATION, AS RECORDED IN MAP BOOK 47, PAGE 36, IN THE PROBATE OFFICE OF SHELBY COUNTY, ALABAMA.

Property address: 916 HELENA STATION COVE, HELENA, AL 35080

*The purchase price or actual value of this conveyance can be verified in the following documentary evidence:

Subject to:

- 1. Taxes for the current tax year and any subsequent years.
- 2. Easements, restrictions, reservations, rights-of-way, limitations, covenants and conditions of record, if any.
- 3. Mineral and mining rights, if any.
- 4. RIGHT OF WAY TO ALABAMA POWER COMPANY RECORDED IN VOLUME 275, PAGE 682; INST. CO. 2016-35025 AND INST. NO. 2016-35027.
- 5. RESTRICTIONS APPEARING OF RECORD IN INST. NO. 2017-14157.

20171220000453420 12/20/2017 01:33:49 PM DEEDS 2/3

TO HAVE AND TO HOLD to the said Grantees, for and during their joint lives and upon the death of either of them, then to the survivor of them in fee simple, and to the heirs and assigns for such survivor forever, together with every contingent remainder and right of reversion.

And said Grantor, for said Grantor, its successors, assigns, executors and administrators, covenant with said Grantees, their heirs and assigns, that Grantor is lawfully seized in fee simple of said premises; that they are free from all encumbrances, unless otherwise stated above; that Grantor has a good right to sell and convey the same as aforesaid; that Grantor will, and its successors, assigns, executors and administrators shall warrant and defend the same to the said Grantees, their heirs and assigns forever, against the lawful claims of all persons.

IN WITNESS WHEREOF, said Grantor has hereunto set its hand and seal this the 19th day of December, 2017. NEWCASTLE CONSTRUCTION, INC.

By:

BETHANY DAVID

Its: CONTROLLER

STATE OF ALABAMA JEFFERSON COUNTY

I, the undersigned authority, a Notary Public in and for said County in said State, hereby certify that BETHANY DAVID, whose name as CONTROLLER of NEWCASTLE CONSTRUCTION, INC., 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, BETHANY DAVID, in his/her capacity as such officer and with full authority, executed the same voluntarily for and as the act of said NEWCASTLE CONSTRUCTION, INC. on the day the same bears date.

Given under my hand and official seal this 19th day of December, 2017.

NOTARY PUBLIC

My Commission Expires:

Real Estate Sales Validation Form

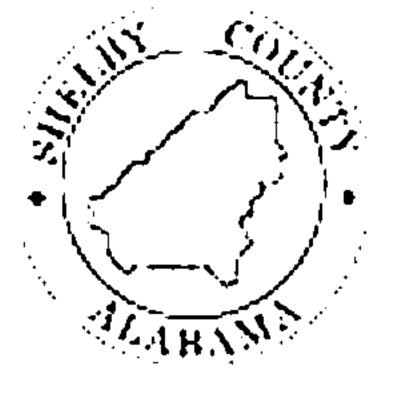
This Document must be filed in accordance with Code of Alabama 1975, Section 40-22-1

20171220000453420 12/20/2017 01:33:49 PM DEEDS 3/3

Grantee's Name:

STAYCE INGRAM and EMILY

	CONSTRUCTION, INC.		INGRAM	
Mailing Address:	916 HELENA STATION COVE HELENA, AL 35080	Mailing Address:	916 HELENA STATION COVE HELENA, AL 35080	
Property Address:	916 HELENA STATION COVE	Date of Sales	December 19th, 2017	
1 •	HELENA, AL 35080	Total Purchase Price:	(\$279,900.00)	
		Actual Value	•	
		OR		
		Assessor's Ma	arket Value:	
1 .	actual value claimed on this form can be mentary evidence is not required)	be verified in the following	documentary ev	idence: (check one)
(Recordation of docu	Bill of Sale	Tax Appraisal		
	Sales Contract	Other Tax Assessmen	f	
X	Closing Statement			
·				
If the conveyance doc is not required.	ument presented for recordation contain	is all of the required inform	ation referenced	l above, the filing of this form
		Instructions		
	mailing address- provide the name of tee's name and mailing address- provid	the person or persons con	• •	
Property address- the property was conveyed	physical address of the property being ed.	g conveyed, if available. D	ate of Sale- the	date on which interest to the
Total purchase price offered for record.	the total amount paid for the purchase	of the property, both real and	nd personal, beir	ng conveyed by the instrument
-	roperty is not being sold, the true value is may be evidenced by an appraisal cor			
the property as deteri	d and the value must be determined, the nined by the local official charged with will be penalized pursuant to Code of A	h the responsibility of valu	ing property for	_
I attest, to the best understand that any factor 1975 § 40-22-1 (h).	of my knowledge and belief that the alse statements claimed on this form m	information contained in nay result in the imposition	this document is of the penalty	s true and accurate. I further indicated in <u>Code of Alabama</u>
Date: <u>December 19</u>	9th, 2017	Print Laura L	Barnes	
Unattested		Sign (
	(verified by)	(Granto)	/Grantee/Own	er/Agent) circle one



Grantor's Name:

NEWCASTLE

Filed and Recorded
Official Public Records
Judge James W. Fuhrmeister, Probate Judge,
County Clerk
Shelby County, AL
12/20/2017 01:33:49 PM
\$26.50 CHERRY

20171220000453420

Jung of the second