

Grantor's Name:
Frank Thomas Columbia
Address:

Grantee's Name:
Lisa Dean Columbia
Address:

4280 Ashington Drive
Birmingham, Al 35242

Property Address:
4280 Ashington Drive
Birmingham, AL 35124

Date of FJD: August 10, 2017
Current Assessor's MV \$393,140
One-half of MV \$196,570

This instrument was prepared by:
Lisa L. Woods, Esq.
1746 Oxmoor Road
Birmingham, Alabama 35209

Send Tax Notice To:
Lisa Dean Columbia
4280 Ashington Drive
Birmingham, Al 35242

STATUTORY WARRANTY DEED

Shelby County, AL 04/02/2018
State of Alabama
Deed Tax: \$197.00

STATE OF ALABAMA)
Jefferson COUNTY)

That in consideration of the sum of Ten Dollars (\$10.00) and other good and valuable consideration to the undersigned Grantor, Frank Thomas Columbia, (hereinafter referred to as GRANTOR), a single man formerly married to Lisa Dean Columbia, in hand paid by the GRANTEE herein, the receipt of which is hereby acknowledged, the said GRANTOR does, by these presents, grant, bargain, sell and convey unto Lisa Dean Columbia (hereinafter referred to as GRANTEE), a single woman formerly married to Frank Dean Columbia, the following described real estate, situated in SHELBY County, Alabama:

Lot 245, according to the Map and Survey of Brook Highland, an Eddleman Community, Sixth Sector, Second Phase, as recorded in Map Book 15, Page 50 A & B, in the Probate Office of Shelby County, Alabama.

Subject to:
Ad valorem taxes for the year 1992 which are not due and payable until October 1, 1992. Existing easements, restrictions, right-of-ways, limitations of record.

\$ 208,000.00 of the consideration was paid from the proceeds of a mortgage loan closed simultaneously herewith.

This instrument was prepared pursuant to that certain Final Judgment of Divorce, Case No. DR 16 900114, in the Circuit Court of SHELBY County, Alabama.


Statutory Warranty Deed
From Frank Thomas Columbia to Lisa Dean Columbia
Page Two of Two Pages

This instrument was prepared without benefit of a title binder or other title information and the legal description was furnished by the Grantee, Lisa Dean Columbia.

And subject to the foregoing, GRANTOR will warrant and forever defend the right and title to the said bargained premises unto GRANTEE against the claims of all persons owning, holding, or claiming by, through, or under GRANTOR, which claims are based upon matters occurring subsequent to GRANTOR'S acquisition of the bargained premises and prior to the date of delivery of this deed.

IN WITNESS WHEREOF, the said GRANTOR has hereto set his signature and seal this the 23rd day of March, 2018. LDC

(SEAL)


Frank Thomas Columbia
an unmarried man

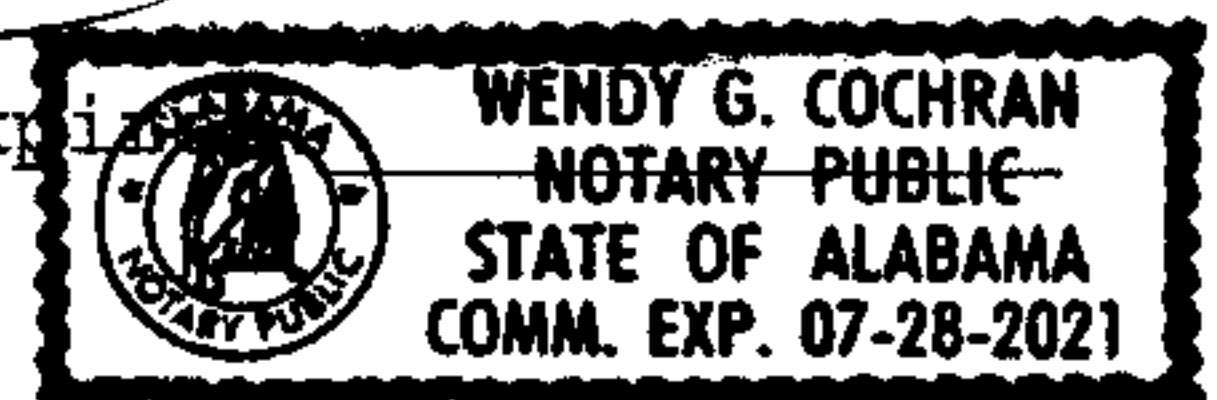
STATE OF ALABAMA)
Jefferson COUNTY)

I, the undersigned, a Notary Public in and for said County, in said State, hereby certify that FRANK THOMAS COLUMBIA, a single man formerly married to LISA DEAN COLUMBIA, signed 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.


March Given under my hand and official seal this the 23rd day of March, 2018. LDC

NOTARY PUBLIC

My commission expires



SEAL:


20180402000107690 2/2 \$215.00
Shelby Cnty Judge of Probate, AL
04/02/2018 11:49:19 AM FILED/CERT