

STATE OF ALABAMA)

COUNTY PROJ. NO. SCP 59-879-17

COUNTY OF SHELBY)

TRACT 1

DATE: May 21 , 2019

**RIGHT OF WAY DEED
FOR PERMANENT EASEMENT**

KNOW ALL MEN BY THESE PRESENTS, that for and in consideration of the sum of Three Thousand Eight Hundred Eighty Eight dollar(s) and No Cents (3,888.00.00) cash in hand paid, the receipt of which is hereby acknowledged, as I (we), the undersigned grantor(s), **Roy Martin Construction, LLC** have this day bargained and sold, and by these presents do hereby grant, bargain, sell and convey unto Shelby County, a political subdivision of the State of Alabama, a permanent easement and right of way including all right, title and interest in and to all timber growing or at any time located within the right of way and easement limits, upon the land hereinafter described, together with the right to locate or relocate utilities, and to enter upon such described land and grade, level, fill, drain, pave, build, maintain, repair, and rebuild a road or highway, together with such bridges, culverts, ramps, and cuts as may be necessary, on, over and across such right of way easement. The easement and right of way hereby granted is more particularly located and described as follows:

TRACT "2"

A parcel of land situated in the Northwest one-quarter of the Southwest one-quarter of Section 5, Township 22 South, Range 2 West, Shelby County, Alabama and being more particularly described as follows:

Shelby County Parcel ID No. 28 3 05 0 001 016.002 in its entirety.

Said parcel contains .32 acres more or less.

TO HAVE AND TO HOLD, the said easement and right of way including all right, title, and interest in and to such timber aforementioned unto Shelby County, a political subdivision of the State of Alabama, and unto its successors and assigns forever.

And the said grantor(s) hereby covenant(s) with Shelby County, a political subdivision of the State of Alabama, that I (we) am (are) lawfully seized and possessed of the afore-described tract or parcel of land; that I (we) have a good and lawful right to sell and convey it; that it is free from all encumbrances; and that I (we) will warrant and forever defend the title and quiet possession thereto against the lawful claims of all persons whomsoever.

As a further consideration for the payment of the purchase price, above stated, I (we) hereby release Shelby County, a political subdivision of the State of Alabama, its employees and officials, from all claims for damage, from whatsoever cause, present or prospective, incidental or consequential, to the exercise of any of the rights herein granted.

In witness whereof I (we) have hereunto set my (our) hand(s) and seal(s) this the 21st day of May, 2019.

_____(LS)

Roy Martin Construction, LLC, Pres. (LS)

ACKNOWLEDGMENT FOR CORPORATION

STATE OF ALABAMA

SHELBY County

I, Scott Holladay, a Notary Public in and for said County, in said State,

hereby certify that Roy Martin whose name as

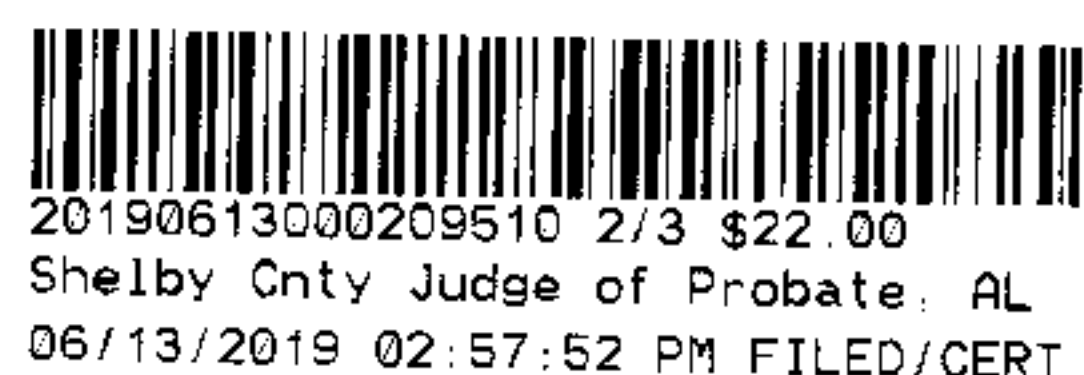
President of Roy Martin Construction, LLC, a corporation, is signed to the foregoing conveyance, and who is known to me, acknowledged before me on this day that, being informed of the contents of this conveyance, he, as such officer and with full authority, executed the same voluntarily for and as the act of said corporation.

Given under my hand this 21st day of May, A.D. 2019.

Scott Holladay

SCOTT HOLLADAY
NOTARY PUBLIC
STATE OF ALABAMA AT LARGE

MY COMMISSION EXPIRES MARCH 18, 2020



Real Estate Sales Validation Form

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

Grantor's Name Roy Martin Construction, LLC
Mailing Address 1960 Hwy 33
Dothan, AL 35127

Grantee's Name Shelby County
Mailing Address 506 Highway 70
Columbiana, AL 35051

Property Address 4990 Hwy 22
Dothan, AL 35840
Address Not Assigned
Parcel I.D. No.

Date of Sale 5-21-19
Total Purchase Price \$ 3,888.00
or
Actual Value \$

~~26-3-08~~ 28 3 05 0 001 016,002

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
☒ 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 - 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 6-11-19

Print Scott Helleday

Sign

(Grantor/Grantee/Owner/Agent) circle one



20190613000209510 3/3 \$22.00
Shelby Cnty Judge of Probate, AL
06/13/2019 02:57:52 PM FILED/CERT

by)

Form RT-1