


THIS INSTRUMENT WAS PREPARED BY:
MARGARET M. CASEY, ATTORNEY AT LAW
POST OFFICE BOX 360345
BIRMINGHAM, ALABAMA 35236


20190710000245710 1/6 \$31.00
Shelby Cnty Judge of Probate, AL
07/10/2019 11:17:16 AM FILED/CERT

AFFIDAVIT AS TO DEATH AND HEIRS

STATE OF ALABAMA)
SHELBY COUNTY)

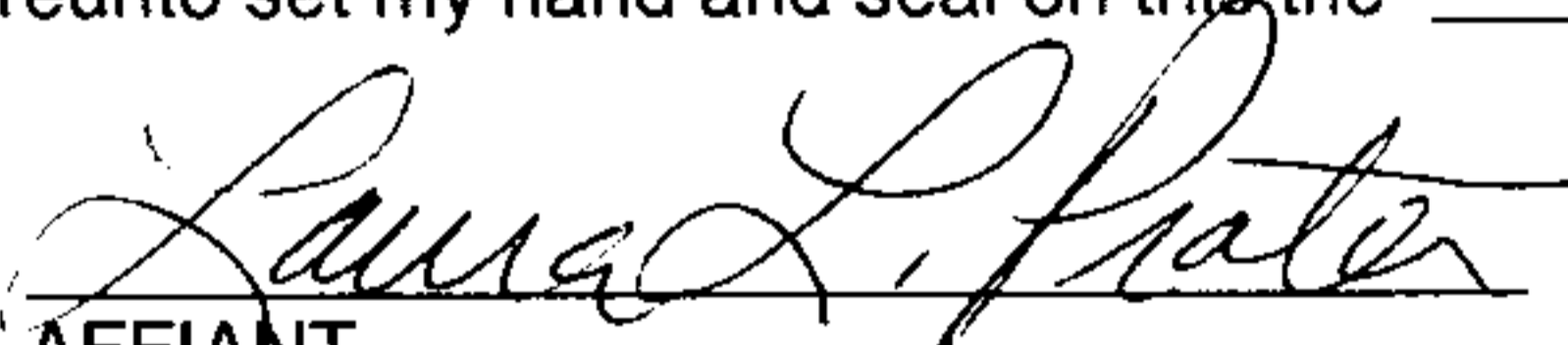
Before me, the undersigned, a Notary Public in and for said County in said State, personally appeared LAURA PRATER whose name is signed to this Affidavit and who is known to me, and who, being by me first duly sworn, deposes and says as follows:

My name is LAURA PRATER and I reside in Shelby County, Alabama. I was personally acquainted with TIMOTHY J. CARTER, who died on or about January 27, 2018. He died intestate and there was no administration of his estate and he left no debts outstanding at the time of his death. During his lifetime, he owned the following described real estate situated in Shelby County, Alabama, to-wit:

Begin at the Southeast corner of the SE 1/4 of SW 1/4, Section 14, Township 20 South, Range 1 West; thence run north 700 feet; thence turn an angle of 121 deg. 17 min. to the left and run a distance of 618.18 feet to a point on Crenshaw Road; thence turn an angle of 113 deg. 03 min. to the left and run along said Crenshaw Road a distance of 650.0 feet to the point of beginning, being situated in the SE 1/4 of SW 1/4, Section 14, Township 20 South, Range 1 West.

I had known TIMOTHY J. CARTER for a period of more than 20 years and knew his family. At the time of her death he was married and left surviving him a spouse, namely, MARY ANGELYN CARTER and three (3) children, namely, SHANNON CARTER BASINI, AUDREY TAYLOR CARTER and KACI JAYE CARTER. The said children are over the age of 19 years and are of sound mind. Other than the said spouse and children, the said TIMOTHY J. CARTER was survived by no other child or children or other descendant of a deceased child or children.

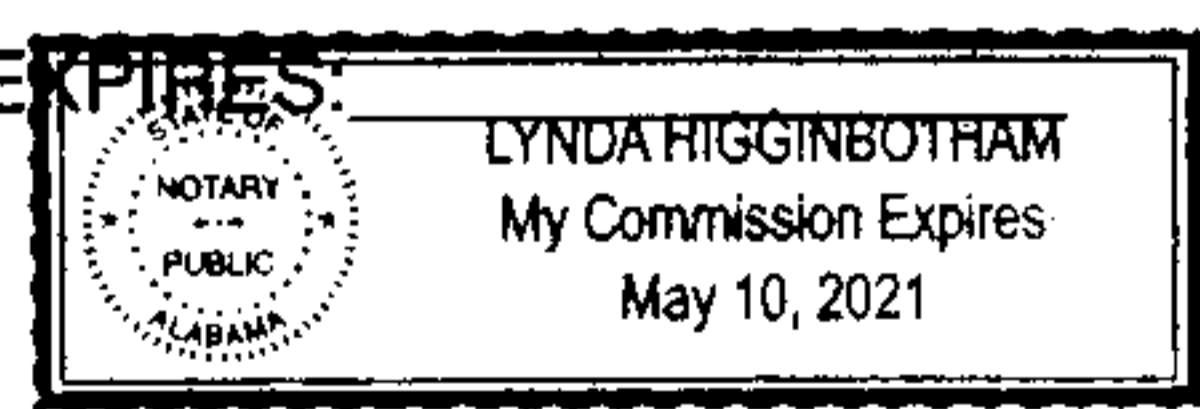
IN WITNESS WHEREOF, I have hereunto set my hand and seal on this the 18 day of April, 2019.


AFFIANT

STATE OF ALABAMA)
Shelby COUNTY)

SWORN TO AND SUBSCRIBED BEFORE ME ON THIS THE 18 DAY OF April, 2019.


NOTARY PUBLIC
MY COMMISSION EXPIRES



THIS INSTRUMENT WAS PREPARED BY:
MARGARET M. CASEY, ATTORNEY AT LAW
POST OFFICE BOX 360345
BIRMINGHAM, ALABAMA 35236

20190710000245710 2/6 \$31.00
Shelby Cnty Judge of Probate, AL
07/10/2019 11:17:16 AM FILED/CERT

AFFIDAVIT AS TO DEATH AND HEIRS

STATE OF ALABAMA)
SHELBY COUNTY)

Before me, the undersigned, a Notary Public in and for said County in said State, personally appeared DAVID PRATER whose name is signed to this Affidavit and who is known to me, and who, being by me first duly sworn, deposes and says as follows:

My name is DAVID PRATER and I reside in Shelby County, Alabama. I was personally acquainted with TIMOTHY J. CARTER, who died on or about January 27, 2018. He died intestate and there was no administration of his estate and he left no debts outstanding at the time of his death. During his lifetime, he owned the following described real estate situated in Shelby County, Alabama, to-wit:

Begin at the Southeast corner of the SE 1/4 of SW 1/4, Section 14, Township 20 South, Range 1 West; thence run north 700 feet; thence turn an angle of 121 deg. 17 min. to the left and run a distance of 618.18 feet to a point on Crenshaw Road; thence turn an angle of 113 deg. 03 min. to the left and run along said Crenshaw Road a distance of 650.0 feet to the point of beginning, being situated in the SE 1/4 of SW 1/4, Section 14, Township 20 South, Range 1 West.

I had known TIMOTHY J. CARTER for a period of more than 20 years and knew his family. At the time of her death he was married and left surviving him a spouse, namely, MARY ANGELYN CARTER and three (3) children, namely, SHANNON CARTER BASINI, AUDREY TAYLOR CARTER and KACI JAYE CARTER. The said children are over the age of 19 years and are of sound mind. Other than the said spouse and children, the said TIMOTHY J. CARTER was survived by no other child or children or other descendant of a deceased child or children.

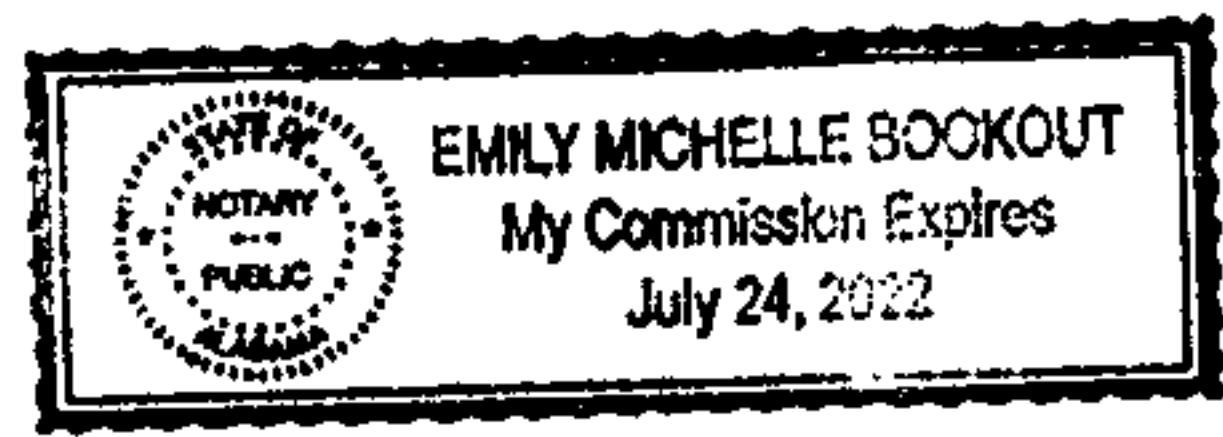
IN WITNESS WHEREOF, I have hereunto set my hand and seal on this the 19th day of April, 2019.

David Prater
AFFIANT


STATE OF ALABAMA)
Jefferson COUNTY)

SWORN TO AND SUBSCRIBED BEFORE ME ON THIS THE 19th DAY OF April, 2019.

Emily Michelle Bookout
NOTARY PUBLIC
MY COMMISSION EXPIRES: July 24, 2022



THIS INSTRUMENT WAS PREPARED BY:
MARGARET M. CASEY, ATTORNEY AT LAW
POST OFFICE BOX 360345
BIRMINGHAM, ALABAMA 35236


20190710000245710 3/6 \$31.00
Shelby Cnty Judge of Probate AL
07/10/2019 11:17:16 AM FILED/CERT

AFFIDAVIT AS TO DEATH AND HEIRS

STATE OF ALABAMA)
SHELBY COUNTY)

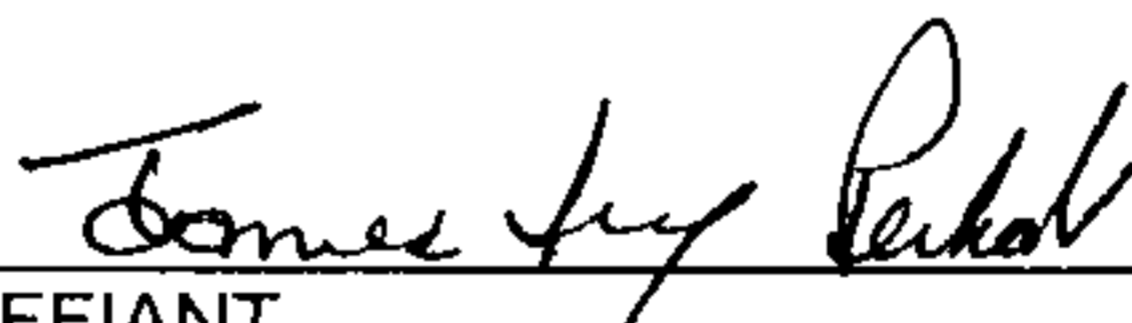
Before me, the undersigned, a Notary Public in and for said County in said State, personally appeared JAMES IVY PENHALE whose name is signed to this Affidavit and who is known to me, and who, being by me first duly sworn, deposes and says as follows:

My name is JAMES IVY PENHALE and I reside in Shelby County, Alabama. I was personally acquainted with TIMOTHY J. CARTER, who died on or about January 27, 2018. He died intestate and there was no administration of his estate and he left no debts outstanding at the time of his death. During his lifetime, he owned the following described real estate situated in Shelby County, Alabama, to-wit:

Begin at the Southeast corner of the SE 1/4 of SW 1/4, Section 14, Township 20 South, Range 1 West; thence run north 700 feet; thence turn an angle of 121 deg. 17 min. to the left and run a distance of 618.18 feet to a point on Crenshaw Road; thence turn an angle of 113 deg. 03 min. to the left and run along said Crenshaw Road a distance of 650.0 feet to the point of beginning, being situated in the SE 1/4 of SW 1/4, Section 14, Township 20 South, Range 1 West.

I had known TIMOTHY J. CARTER for a period of more than 20 years and knew his family. At the time of her death he was married and left surviving him a spouse, namely, MARY ANGELYN CARTER and three (3) children, namely, SHANNON CARTER BASINI, AUDREY TAYLOR CARTER and KACI JAYE CARTER. The said children are over the age of 19 years and are of sound mind. Other than the said spouse and children, the said TIMOTHY J. CARTER was survived by no other child or children or other descendant of a deceased child or children.

IN WITNESS WHEREOF, I have hereunto set my hand and seal on this the 2 day of April 2, 2019, 2019.


AFFIANT

STATE OF ALABAMA)
Shelby COUNTY)

SWORN TO AND SUBSCRIBED BEFORE ME ON THIS THE 2 DAY OF APRIL, 2019.


NOTARY PUBLIC
MY COMMISSION EXPIRES: 8.3.2021


THIS INSTRUMENT WAS PREPARED WITHOUT BENEFIT OF CURRENT TITLE OPINION OR CURRENT SURVEY.

THIS INSTRUMENT WAS PREPARED BY:
MARGARET M. CASEY, ATTORNEY AT LAW
POST OFFICE BOX 360345
BIRMINGHAM, ALABAMA 35236
(205) 987-2211

PLEASE SEND TAX NOTICE TO:
MARY ANGELYN CARTER
139 CRENSHAW ROAD
COLUMBIANA, ALABAMA 35051

WARRANTY DEED

STATE OF ALABAMA)
SHELBY COUNTY)


20190710000245710 4/6 \$31.00
Shelby Cnty Judge of Probate, AL
07/10/2019 11:17.16 AM FILED/CERT

KNOW ALL MEN BY THESE PRESENTS, that in consideration of TEN AND NO/100 DOLLARS (\$10.00) to the undersigned GRANTORS in hand paid by the GRANTEES herein, the receipt whereof is acknowledged I, MARY ANGELYN CARTER, a widowed woman, SHANNON CARTER BASINI, a married woman, AUDREY TAYLOR CARTER, an unmarried woman, and KACI JAYE CARTER, an unmarried woman, (herein referred to as GRANTORS), do grant, bargain, sell and convey unto MARY ANGELYN CARTER, SHANNON CARTER BASINI, AUDREY TAYLOR CARTER, and KACI JAYE CARTER, (herein referred to as GRANTEE), the following described real estate situated in SHELBY COUNTY, ALABAMA, to-wit:

Begin at the Southeast corner of the SE 1/4 of SW 1/4, Section 14, Township 20 South, Range 1 West; thence run north 700 feet; thence turn an angle of 121 deg. 17 min. to the left and run a distance of 618.18 feet to a point on Crenshaw Road; thence turn an angle of 113 deg. 03 min. to the left and run along said Crenshaw Road a distance of 650.0 feet to the point of beginning, being situated in the SE 1/4 of SW 1/4, Section 14, Township 20 South, Range 1 West.

Subject to existing easements, current taxes, restrictions, set-back lines and rights of way, if any, of record.


The above named Grantors are the sole heirs at law of Timothy J. Carter who died on January 27, 2018. Timothy J. Carter was the Grantee in that certain deed recorded, Instrument Number: 20120730000275910.

The hereinabove described property does not constitute a part of the homestead of the hereinabove named Grantors and/or their respective spouses.

TO HAVE AND TO HOLD Unto the said GRANTEES, their heirs and assigns forever.

And we do, for ourselves and for our heirs, executors, and administrators covenant with the said GRANTEES, their heirs and assigns, that we am lawfully seized in fee simple of said premises; that we am 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 GRANTEES, their heirs and assigns forever, against the lawful claims of all persons.

IN WITNESS WHEREOF, we have hereunto set our hands and seals on this 28th day of JUNE, 2019.


20190702000237940 1/3 \$131.00
Shelby Cnty Judge of Probate, AL
07/02/2019 03:27:03 PM FILED/CERT

Shelby County, AL 07/02/2019
State of Alabama
Deed Tax: \$106.00

Mary Angelyn Carter (L.S.)
MARY ANGELYN CARTER

Shannon Carter Basini (L.S.)
SHANNON CARTER BASINI

Audrey Taylor Carter (L.S.)
AUDREY TAYLOR CARTER

Kaci Jaye Carter (L.S.)
KACI JAYE CARTER

20190710000245710 5/6 \$31.00
Shelby Cnty Judge of Probate, AL
07/10/2019 11:17:16 AM FILED/CERT

20190702000237940 2/3 \$131.00
Shelby Cnty Judge of Probate, AL
07/02/2019 03:27:03 PM FILED/CERT

STATE OF ALABAMA)
Shelby COUNTY)

I, the undersigned, a Notary Public in and for said County, in said State, hereby certify that MARY ANGELYN CARTER, 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 has executed the same voluntarily on the day the same bears date.

Given under my hand and official seal this 28th day of June, 2019.

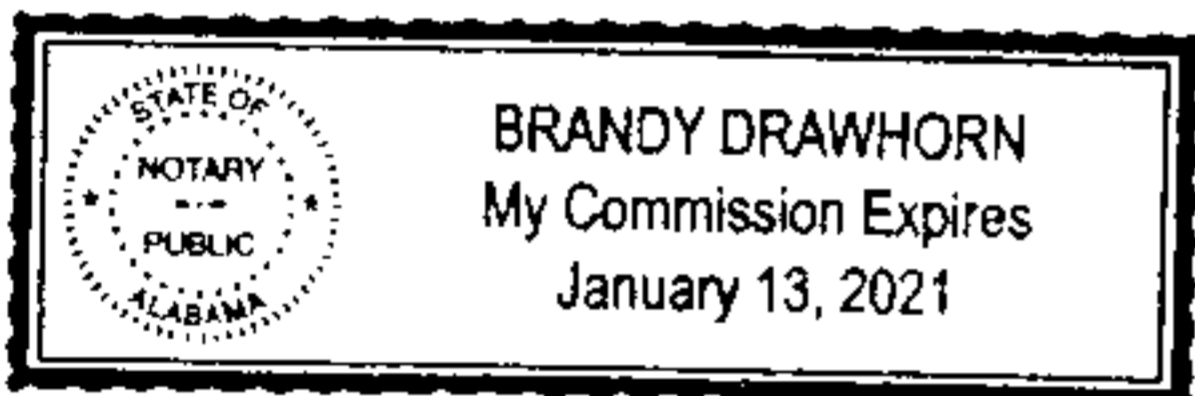


Brandy Drawhorn
Notary Public
My Commission Expires: 1/13/2021

STATE OF ALABAMA)
Shelby COUNTY)

I, the undersigned, a Notary Public in and for said County, in said State, hereby certify that SHANNON CARTER BASINI, 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 has executed the same voluntarily on the day the same bears date.

Given under my hand and official seal this 28th day of JUNE, 2019.

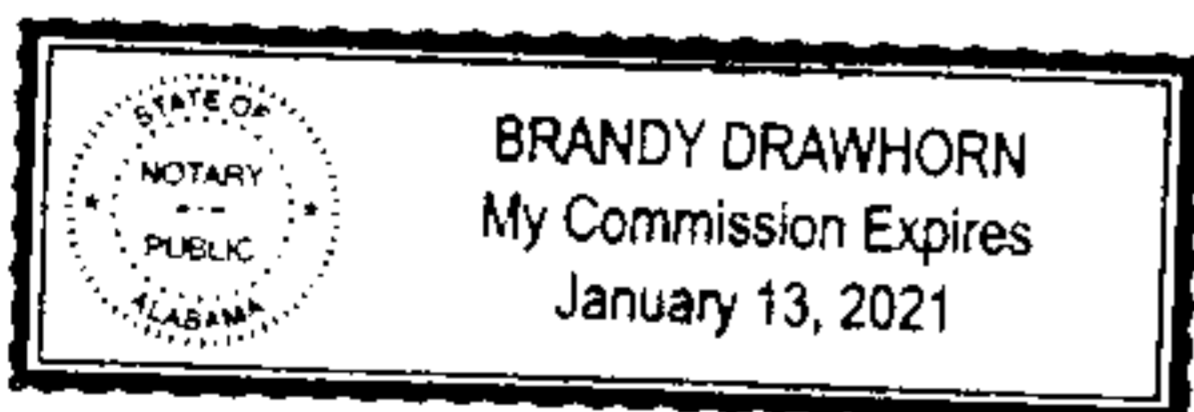


Brandy Drawhorn
Notary Public
My Commission Expires: 1/13/2021

STATE OF ALABAMA)
Shelby COUNTY)

I, the undersigned, a Notary Public in and for said County, in said State, hereby certify that AUDREY TAYLOR CARTER, 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 has executed the same voluntarily on the day the same bears date.

Given under my hand and official seal this 28th day of June, 2019.

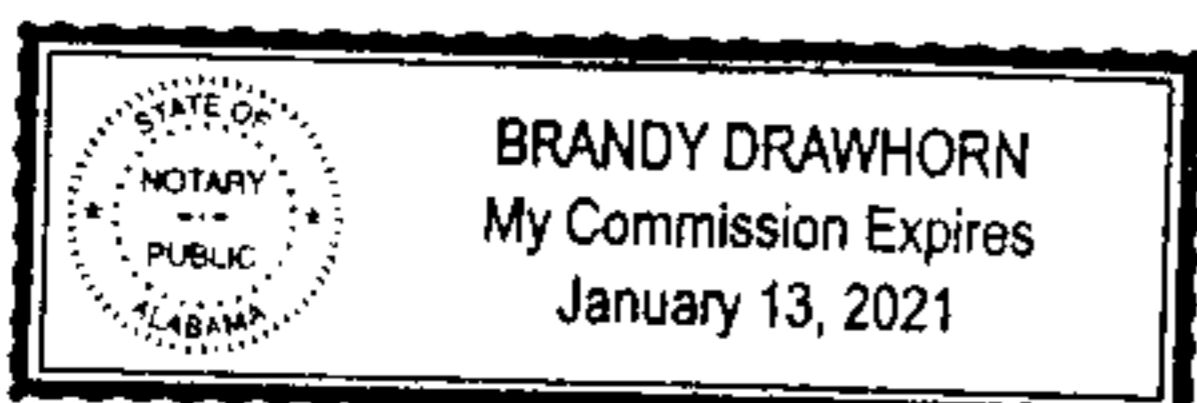


Brandy Drawhorn
Notary Public
My Commission Expires: 1/13/2021

STATE OF ALABAMA)
Shelby COUNTY)

I, the undersigned, a Notary Public in and for said County, in said State, hereby certify that KACI JAYE CARTER 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 has executed the same voluntarily on the day the same bears date.

Given under my hand and official seal this 28th day of June, 2019.



Brandy Drawhorn
Notary Public
My Commission Expires: 1/13/2021

Grantor's Name:
MARY ANGELYN CARTER
SHANNON CARTER BASINI
AUDREY TAYLOR CARTER
KACI JAYE CARTER

Grantee's name:
MARY ANGELYN CARTER
SHANNON CARTER BASINI
AUDREY TAYLOR CARTER
KACI JAYE CARTER

Mailing Address:
139 Crenshaw Road
Columbiana, AL 35051

Mailing Address:
139 Crenshaw Road
Columbiana, AL 35051

Property Address:
139 Crenshaw Road
Columbiana, AL 35051

Date of Sale: _____
Total Purchase Price: \$
or
Actual Value
or
Assessor's Market Value \$106,000

Bill of Sale
 Sales Contract
 Closing Statement

Front of Foreclosure Deed
 Appraisal
 Other TAX ASSESSOR



20190702000237940 3/3 \$131.00
Shelby Cnty Judge of Probate, AL
07/02/2019 03:27:03 PM FILED/CERT



20190710000245710 6/6 \$31.00
Shelby Cnty Judge of Probate, AL
07/10/2019 11:17:16 AM FILED/CERT