

**1THIS INSTRUMENT WAS PREPARED BY:**  
**Ahrian Tyler Dudley, Esq.**  
**Ahrian Tyler Dudley LLC**  
**400 Caldwell Trace**  
**Birmingham, AL 35242**  
**(205) 202-4034**

**SEND TAX NOTICE TO:**  
**Rhonda Freeman**  
**1462 Caribbean Circle**  
**Alabaster, AL 35007**

**STATE OF ALABAMA**  
**COUNTY OF SHELBY**

**EXECUTOR'S DEED**

THIS IS AN EXECUTOR'S DEED executed and delivered this 23<sup>rd</sup> day of July, 2019, by Rodney E. Rushing (a married man), pursuant to Letters Testamentary in the Estate of Lillieth P. Rushing, issued by the Probate Court of Shelby County, Alabama, case number PR 2018-000738 on October 17, 2018 (hereinafter referred to as the "Grantor") to Rhonda Freeman, (hereinafter referred to as the "Grantee").

The decedent received title as the surviving co-tenant upon the death of her husband R.J.E. Rushing by deed to R.J.E. Rushing and wife Lillieth P. Rushing recorded at Book 203, Page 494, in the Judge of Probate Court of Shelby County, Alabama.

It is the intention of the Grantor, to transfer interest to the Grantee in accordance with the terms of the Last Will and Testament of Lillieth P. Rushing under the First Codicil to the Last Will and Testament of Lilieth P. Rushing being that property commonly known as 1462 Caribbean Circle, Alabama, Alabama 35007.

KNOW ALL MEN BY THESE PRESENTS:

That in consideration of the sum of TEN DOLLARS (\$10.00) **and in accordance with the Terms of the Last Will and Testament of Lillieth P. Rushing**, the receipt and sufficiency of which is hereby acknowledged by Grantor, the Grantor does by these presents, grant, bargain, sell, and convey unto the Grantee the following described real estate (the "Subject Property") situated in Shelby County, Alabama, to-wit:

Lot 10, Block 4, according to the survey of map Southwind, Third Sector, as recorded in Map Book 7, Page 25, subject to setback lines, public utilities, covenants and restrictions as set out in instrument recorded in Real 23, Page 535, Probate Court of Shelby County, Alabama and agreement with Alabama Power Company as to underground cables recorded in Misc. Book 24, Page 439 and covenants pertaining thereto recorded in Misc. Book 24, Page 434 in Probate Court Office of Shelby County, Alabama and excluding mineral and mining rights if not owned by Grantor.

Subject to ad valorem taxes for the current tax year;



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Shelby Cnty Judge of Probate, AL  
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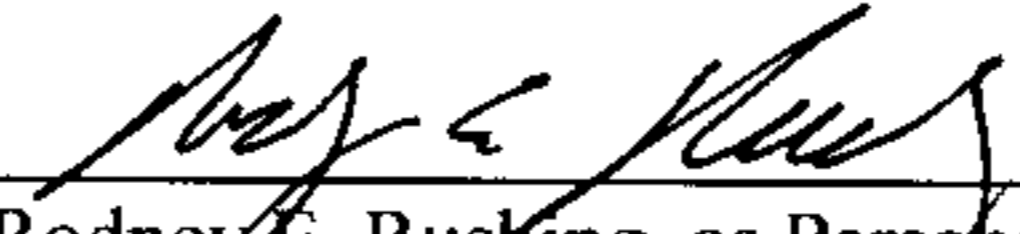
Said property is conveyed and accepted by Grantee subject to any and all easements and right-of-ways of record.

Said property is also conveyed without survey or title inspection by the Grantor or the attorney preparing this deed and no representation is made to the accuracy of the property description.

TO HAVE AND TO HOLD to said Grantee, its heirs and assigns forever.

IN WITNESS WHEREOF, the Grantor has caused this Executor's Deed to be executed by the undersigned on this 23<sup>rd</sup> day of July, 2019.

GRANTOR:

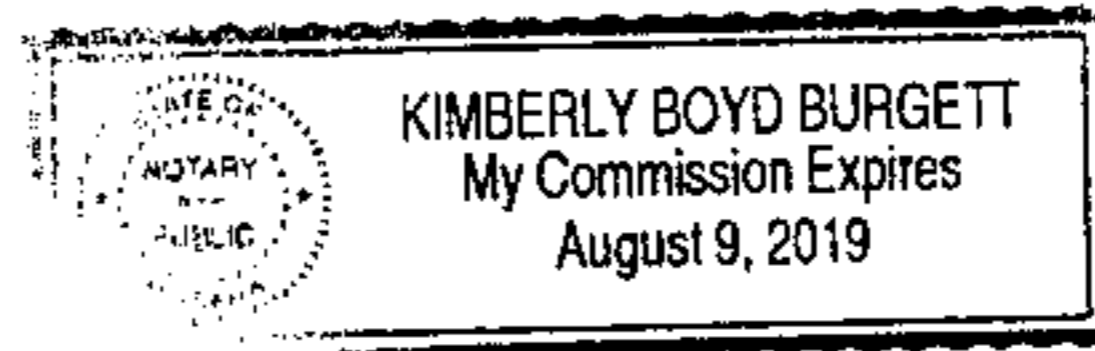
  
Rodney E. Rushing, as Personal Representative  
of the Estate of Lillieth P. Rushing


STATE OF Alabama  
COUNTY OF Shelby

Before me, a Notary Public in and for said County, in said State, personally appeared Rodney E. Rushing, whose name is signed to the foregoing document, and who are known to me or who has produced his Alabama Driver's License, and who, being by me first duly sworn and deposed, said that he has knowledge of the facts stated in the foregoing document and that the said facts as therein stated are true and correct.

Sworn to and subscribed before me on this the 23<sup>rd</sup> day of July, 2019.

  
Notary Public  
My Commission Expires: \_\_\_\_\_



  
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Acknowledged and Agreed to by Heirs at Law of Lillieth P. Rushing and Devisees under the Law Will and Testament of Lillieth P. Rushing

Rhonda Freeman

Rhonda Freeman  
2616 Indian Crest Drive  
Indian Springs, AL 35124

STATE OF Alabama  
COUNTY OF Shelby

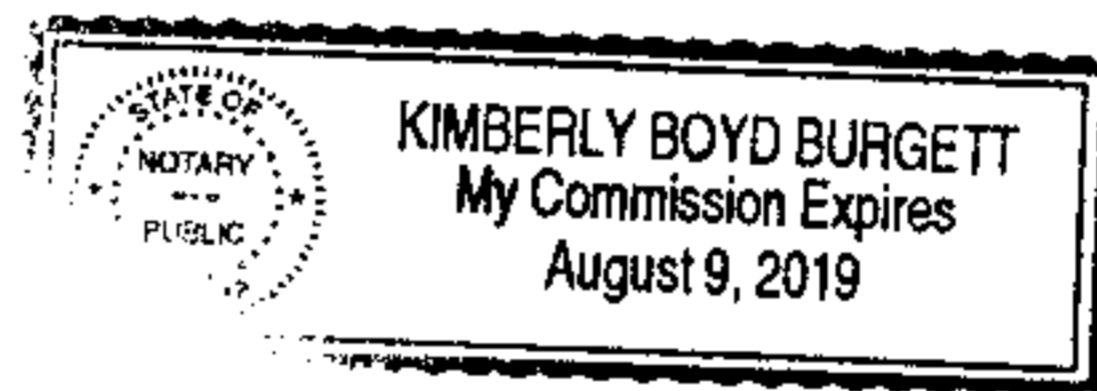
Heirs at Law L.P. Rushing

Before me, a Notary Public in and for said County, in said State, personally appeared Rhonda Freeman, whose name is signed to the foregoing document, and who are known to me or who has produced her Alabama Driver's License, and who, being by me first duly sworn and deposed, said that she has knowledge of the facts stated in the foregoing document and that the said facts as therein stated are true and correct.

Sworn to and subscribed before me on this the 23<sup>rd</sup> day of July 2019

Kimberly Boyd Burgett  
Notary Public

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



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Sharon Erwin

Sharon Erwin  
570 Highway 438  
Wilsonville, AL 35186

STATE OF Alabama  
COUNTY OF Shelby

Atty at Law

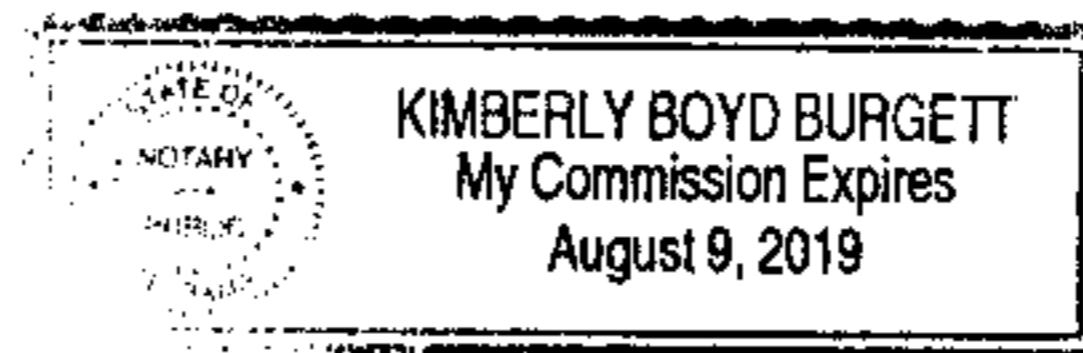
Before me, a Notary Public in and for said County, in said State, personally appeared Sharon Erwin, whose name is signed to the foregoing document, and who are known to me or who has produced her Alabama Driver's License, and who, being by me first duly sworn and deposed, said that she has knowledge of the facts stated in the foregoing document and that the said facts as therein stated are true and correct.

Sworn to and subscribed before me on this the 23<sup>rd</sup> day of July, 2019

Kimberly Boyd Burgett

Notary Public

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



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Gwendolyn Baldwin

Gwendolyn Baldwin  
2726 Bear Creek Road  
Sterrett, AL 35147

STATE OF Alabama  
COUNTY OF Shelby

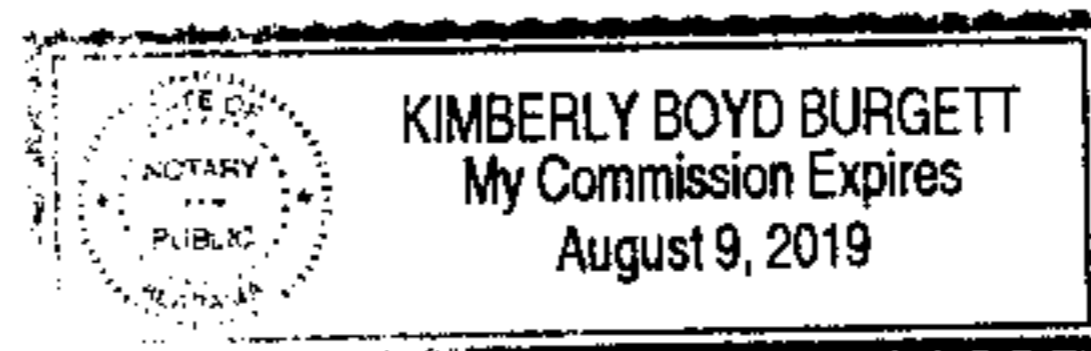
Attorney at Law

Before me, a Notary Public in and for said County, in said State, personally appeared Gwendolyn Baldwin, whose name is signed to the foregoing document, and who are known to me or who has produced her Alabama Driver's License, and who, being by me first duly sworn and deposed, said that she has knowledge of the facts stated in the foregoing document and that the said facts as therein stated are true and correct.

Sworn to and subscribed before me on this the 23<sup>rd</sup> day of July, 2019

Kimberly Boyd Burgett  
Notary Public

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



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Barbara Prater  
1529 Amherst Circle  
Birmingham, AL 35216

*Att at Law*

STATE OF Alabama  
COUNTY OF Shelby

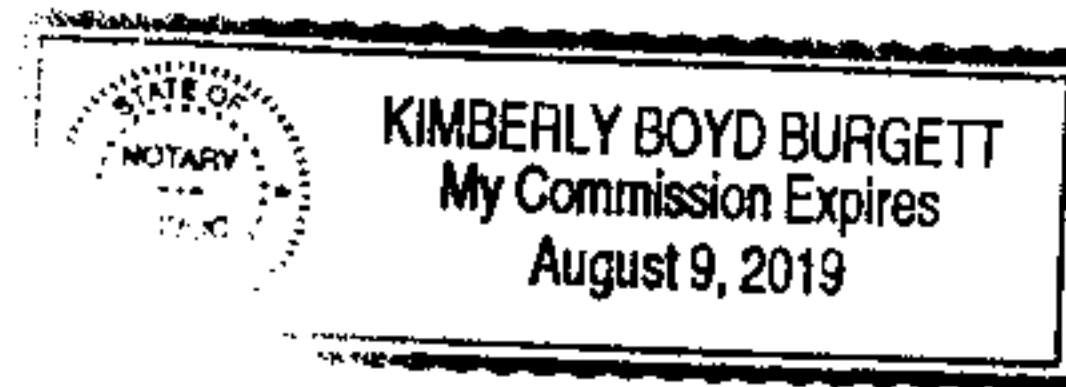
Before me, a Notary Public in and for said County, in said State, personally appeared Barbara Prater, whose name is signed to the foregoing document, and who are known to me or who has produced her Alabama Driver's License, and who, being by me first duly sworn and deposed, said that she has knowledge of the facts stated in the foregoing document and that the said facts as therein stated are true and correct.


Sworn to and subscribed before me on this the 23<sup>rd</sup> day of July, 2019, July.



Notary Public

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



  
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## Real Estate Sales Validation Form

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

Grantor's Name Rodney E. Rushing as Personal  
Mailing Address Representative of Estate of Lillieth P Rushing  
2317 Montevallo Road  
Birmingham, AL 35223

Grantee's Name Rhonda Freeman  
Mailing Address 1462 Caribbean Circle  
Alabaster, AL 35007

Property Address \_\_\_\_\_  
\_\_\_\_\_  
\_\_\_\_\_

Date of Sale \_\_\_\_\_  
Total Purchase Price \$ \_\_\_\_\_  
or  
Actual Value \$ \_\_\_\_\_  
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 Devise Under Will for Executor Deeds

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 7-23-19

Print Barbara R. Prater

Sign Barbara R. Prater

(Grantor/Grantee/Owner/Agent) circle one

Form RT-1

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Rodney Rushing Personal Representative  
Estate of Lillieth P. Rushing