

WARRANTY DEED

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

KNOW ALL MEN BY THESE PRESENTS:

That in consideration of Five Hundred Dollars (\$500.00) and other good and valuable consideration, to the undersigned Grantors, in hand paid by the Grantees herein, the receipt wherein is acknowledged, **BAMA ICEE, LLC (DueWayne Holley as Vice President)** (herein referred to as Grantors, whether one or more), grant, bargain, sell and convey unto **DueWayne Holley** (herein referred to as Grantees), the following described real estate, situated in Shelby County, Alabama, to-wit:

Lot 31 According to the Survey of Mountain View Lake Company second sector, as recorded in Map Book 3, Page 150, in the Probate Court of Shelby County, Alabama.

Mineral and mining rights excepted.

Subject to existing easements, restrictions set back lines, rights of way, limitations, if any of record.

To Have and to Hold to the said grantee, his, her or their heirs and assigns forever.

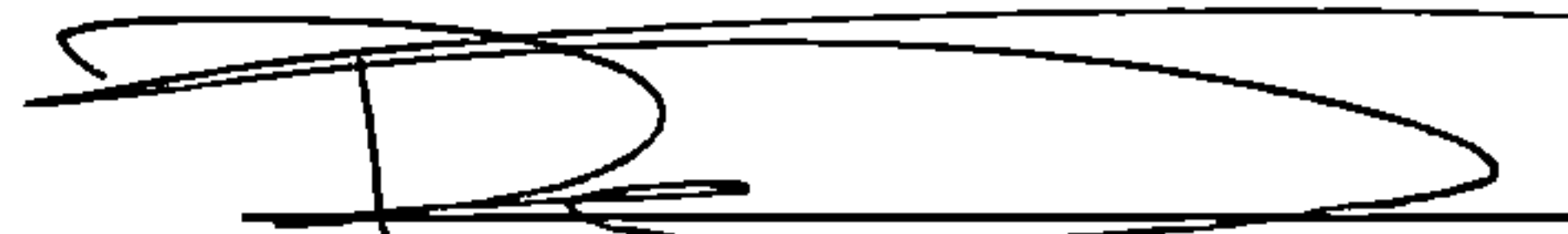
And I (we) do for myself and for my heirs, executors and administrators, covenant with said grantees, his, her or their heirs and assigns, that I am (we are) lawfully seized in fee simple of said premises; that they are free from all encumbrances, unless otherwise stated above; that I (we) have a good right to sell and convey the same as aforesaid, that I (we) will, and my (our) heirs, executors and administrators

Shelby County, AL 12/09/2019
State of Alabama
Deed Tax: \$475.00


20191209000452890 1/3 \$503.00
Shelby Cnty Judge of Probate, AL
12/09/2019 08:24:52 AM FILED/CERT

shall warrant and defend the same to the said Grantees, his, her or their heirs and assigns forever, against the lawful claims of all persons.

IN WITNESS WHEREOF, I (we) have hereunto set my (our) hand and seal on this the 5 day of December, 2019.

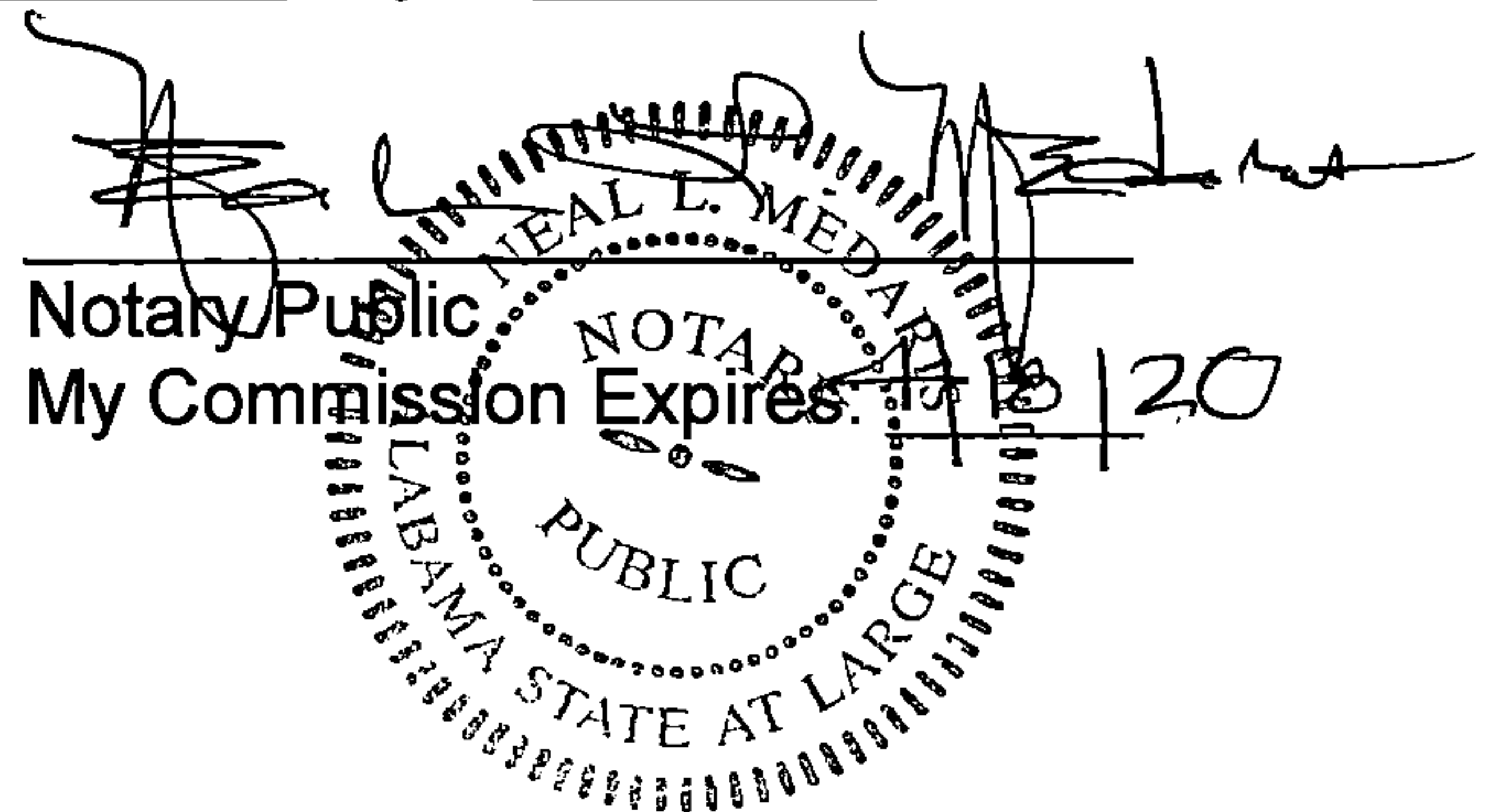


DueWayne Holley
Vice President
BAMA ICEE, LLC

STATE OF ALABAMA)
COUNTY OF SHELBY)

I, DueWayne Holley, a Notary Public in and for said County in said State, hereby certify that DueWayne Holley as Vice- President of Bama Icee, LLC 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 this instrument, he with full authority, executed the same voluntarily.

Given under my hand and official seal this the 5 day of December, 2019.



20191209000452890 2/3 \$503.00
Shelby Cnty Judge of Probate, AL
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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: Bama ICEE, LLC

Grantee(s) Due Wayne Holley

Mailing Address:

Mailing Address DueWayne Holley
1858 Smyer Lake Road
Leeds, Alabama 35094

Property Address : same
as mailing address

Date of Sale 12-05-2019

Actual Value

or

Assessor's Market Value 475,000

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

☐ Appraisal

☐ Sales Contract

☒ 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).

Date _____

Print John Mackovis

Unattested
(verified by)

Sign Joe E. M...
(Grantor/Grantee/Owner/Agent) circle one

Form RT-1

