

After Recording Return To

Mary E. Morris
Administrator of the Estate
of Charles Eugene Morris
314 Branch Drive North
Helena, Alabama 35080

ADMINISTRATOR'S DEED

STATE OF ALABAMA
SHELBY COUNTY

That for and in consideration of the sum of TEN DOLLARS (\$10.00) and other good and valuable considerations paid by MARY EUGENIA MORRIS and CHARLES EUGENE MORRIS, JR., the receipt in full and sufficiency whereof is acknowledged, the undersigned, Estate of Charles Eugene Morris, by Mary Eugenia Morris, Administrator C.T.A., does grant, bargain, sell and convey unto the said MARY EUGENIA MORRIS and CHARLES EUGENE MORRIS, JR., as tenants in common, the following described real property, situated in Shelby County, Alabama, to wit:

PARCEL ID: 12 6 13 0 000 024.001
PHYSICAL ADDRESS: 3021 Highway 93, Helena, Alabama 35080
LEGAL DESCRIPTION:

Begin at the Northwest corner of N.W. Quarter of S.E. Quarter of Section 13, Township 20 South, Range 4 West and run southerly on the west boundary line of said quarter-quarter section a distance of 270.48 feet, said point being the point of beginning; thence proceed on the previous course a distance of 523.99 feet to the center of county road; thence turn an angle to the left 126 degrees and 30 minutes in a north-easterly direction a distance of 200.89 feet measured (200.8 feet as per map by James W. Elliot dated Sept. 9th 1967), said point being in center of county road; thence turn a deflection angle to the left 6 degrees and 36 minutes in a northeasterly direction a distance of 146.31 feet, said point being in county road; thence turn an angle to the left 88 degrees and 16 minutes in a


20200921000421650 1/4 \$47.00
Shelby Cnty Judge of Probate, AL
09/21/2020 10:50:53 AM FILED/CERT

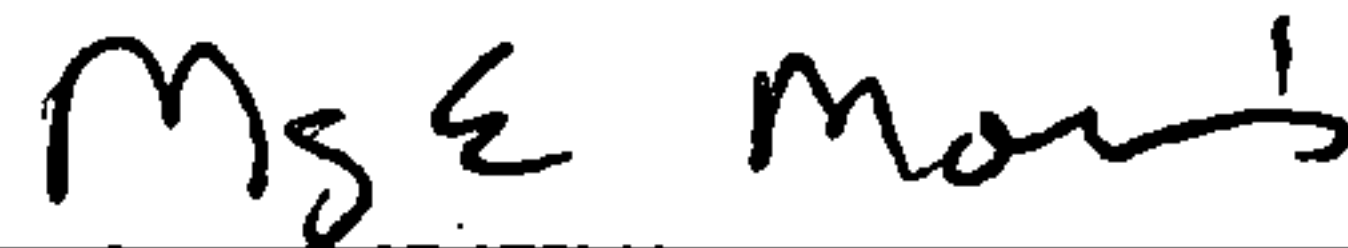
Shelby County, AL 09/21/2020
State of Alabama
Deed Tax: \$16.00

northwesterly direction a distance of 405.87 feet to the point of beginning.

To have and to hold, the same together with all and singular the appurtenances thereunto belonging or in anywise appertaining, and all the estate, right, title, interest, lien, equity and claim whatsoever for the said first party, either in law or equity, to the only proper use, benefit and behoof of the said second party forever.

IN WITNESS WHEREOF, the Estate of Charles Eugene Morris, has caused these presents to be executed by its duly authorized Administrator C.T.A. this 20 day of September, 2020.

Estate of Charles Eugene Morris

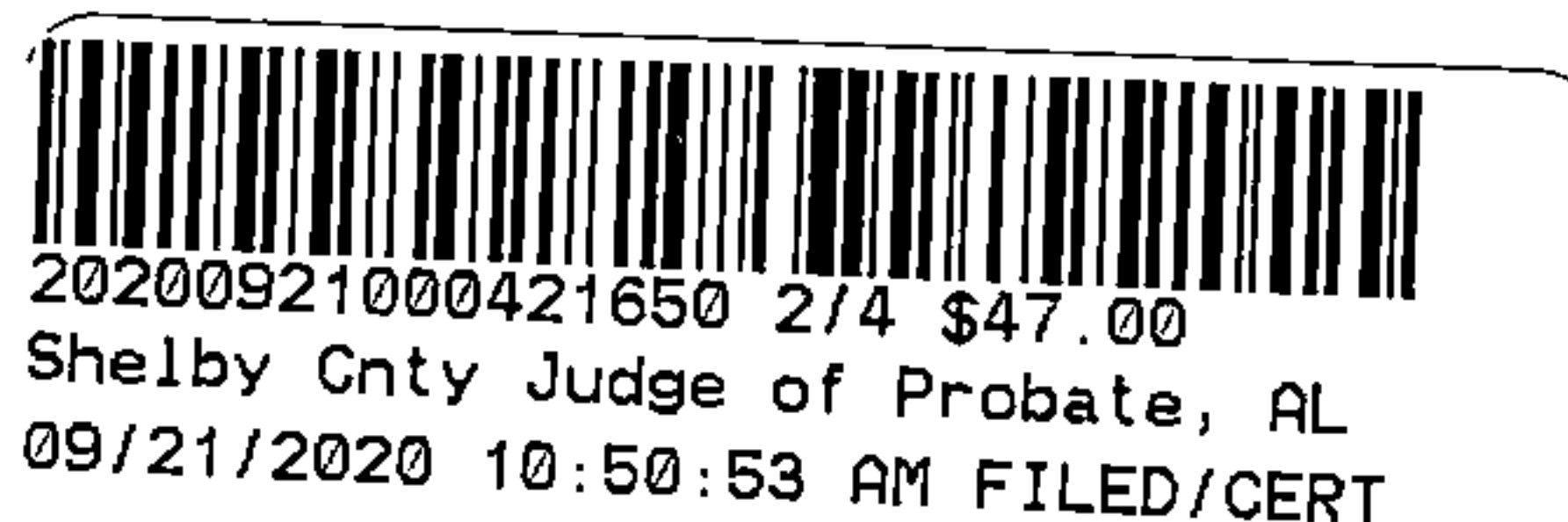


Mary Eugenia Morris
Administrator C.T.A.

Grantee's Addresses:

Mary Eugenia Morris
314 Branch Drive North
Helena, Alabama 35080

Charles Eugene Morris, Jr.
405 Main Street
Suite 200
Cedartown, Georgia 30125



STATE OF ALABAMA

SHELBY COUNTY

ACKNOWLEDGMENT

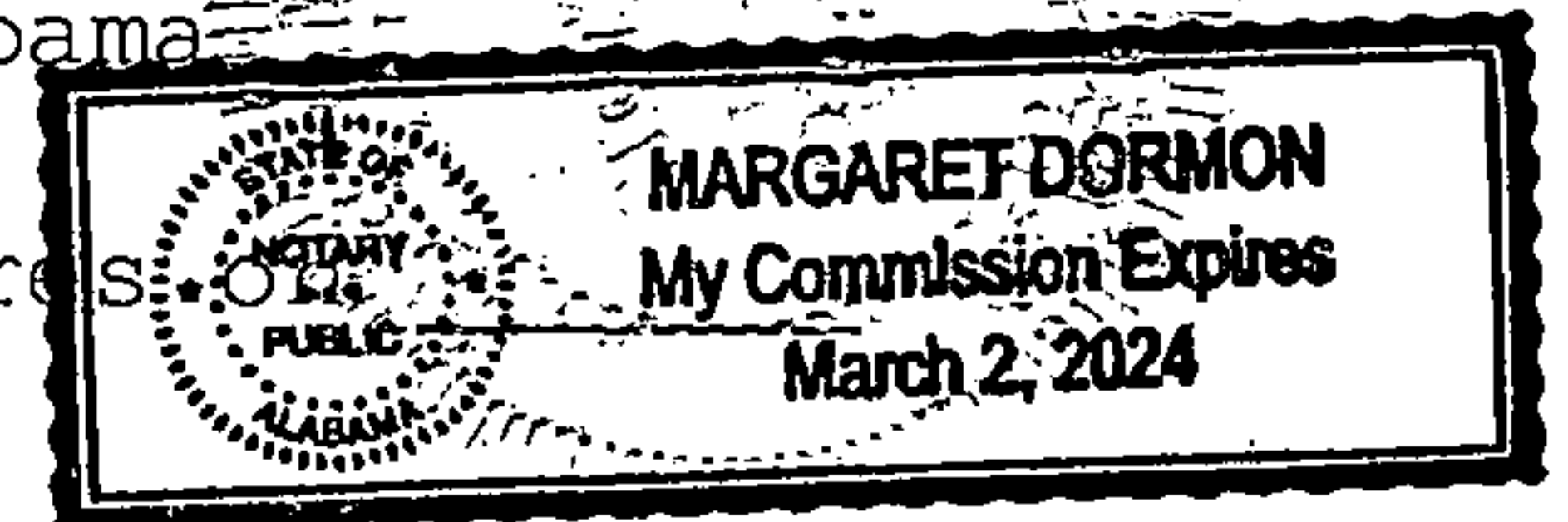
I, the undersigned authority, a Notary Public in and for said County, in said State, do hereby certify that MARY EUGENIA MORRIS whose name as Administrator C.T.A. for ESTATE OF CHARLES EUGENE MORRIS, is signed to the foregoing conveyance and who is known to me, acknowledged before me on this day, that, being informed of the contents of the conveyance, she as such Personal Administrator C.T.A. and with full authority, executed the same voluntarily on the day the same bears date.

Given under my hand and official seal, this 20th day of September, 2020.

Margaret Dormon

Notary Public
Shelby County, Alabama

My commission expires



20200921000421650 3/4 \$47.00
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 Estate of Charles Eugene Morris
Mailing Address c/o Administrator CTA Mary Eugenia Morris
314 Branch Drive North
Helena, Alabama 35080

Grantee's Name Charles Eugene Morris, Jr
Mailing Address Mary Eugenia Morris
314 Branch Drive North
Helena, Alabama 35080

Property Address 3021 Highway 93
Helena, Alabama 35080

Date of Sale August 21 2020
Total Purchase Price \$

or
Actual Value \$

or
Assessor's Market Value \$15,520.00



20200921000421650 4/4 \$47.00
Shelby Cnty Judge of Probate, AL
09/21/2020 10:50:53 AM FILED/CERT

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 County Tax Assessor's Current Market Value |
| ☐ Closing Statement | |

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 September 21 2020

Print Charles Eugene Morris, Jr.

☐ Unattested

Sign [Signature]

(verified by)

(Grantor/Grantee/Owner/Agent) circle one