

STATE OF ALABAMA :  
COUNTY OF SHELBY :

  
20200930000441850 1/4 \$56.00  
Shelby Cnty Judge of Probate, AL  
09/30/2020 01:01:09 PM FILED/CERT

WARRANTY DEED

THIS INDENTURE is made and entered into on this the 29<sup>th</sup> day of SEPTEMBER, 2020, by and between KEITH DEWAYNE COLLINS, a married person, and MARILYN SUE COLLINS, an unmarried person, as Grantors; and SARA DAY, as Grantee.

WITNESSETH:

For and in consideration of the sum of ONE HUNDRED AND NO/100 DOLLARS, (\$100.00) cash, in hand and other good and valuable consideration paid to the Grantors by the Grantee, the receipt of which is hereby acknowledged, the said Grantors have granted, bargained and sold and do by these presents grant, bargain, sell and convey unto the said Grantee, the following described property situated, lying and being in the County of Shelby and State of Alabama, to-wit:

The North Half (N1/2) of Lot number 4 (4) of Murphy's Fish Camp, located in the E 1/2 of the SE 1/4 of Section 2, Township 24 North, Range 15 East, Shelby County, Alabama, said map recorded in Map Book 3, Page 72, in said Probate Office.

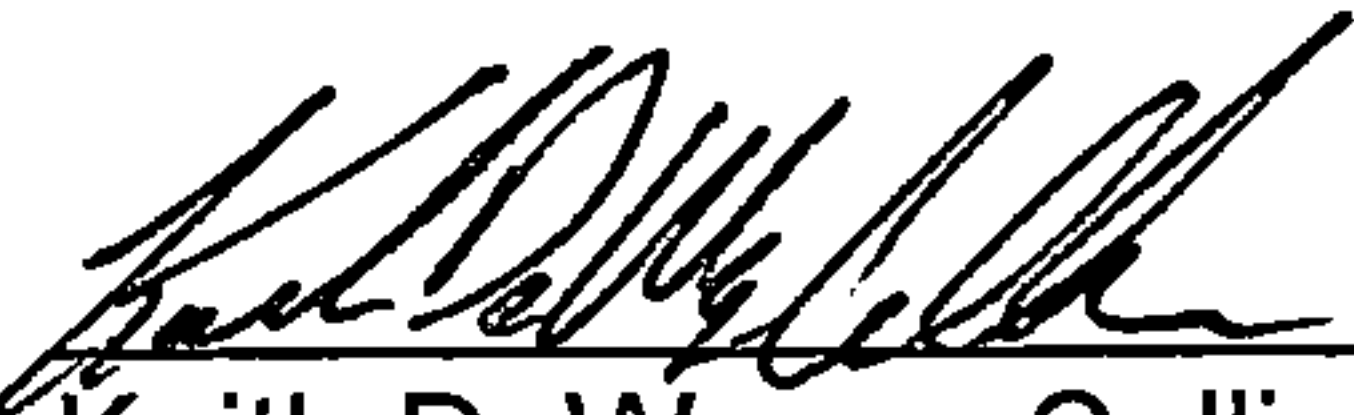
THIS PROPERTY IS NOT THE HOMESTEAD OF THE GRANTORS OR THEIR SPOUSES, IF ANY.

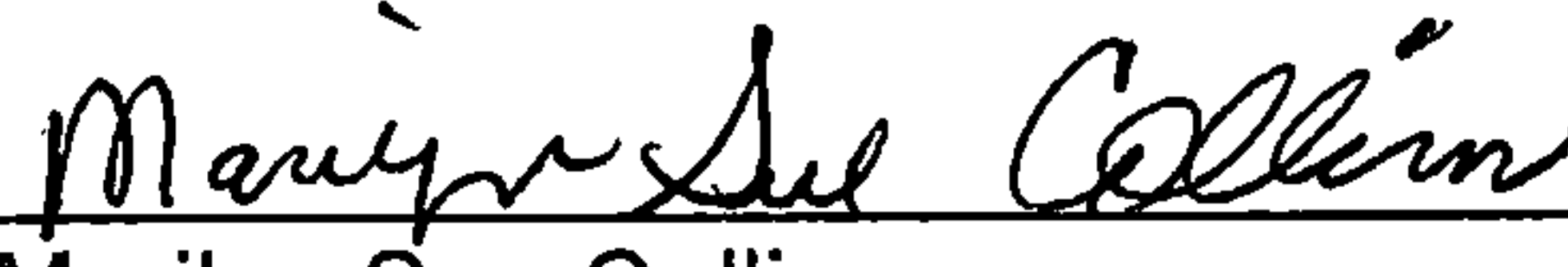
SUBJECT, HOWEVER, TO: any and all easements, reservations, restrictions, rights-of-way heretofore filed for record which affect said property; all mineral and mining rights heretofore reserved and not owned by Grantors; any and all rights of parties in possession, variation in area or in measurements, boundary line disputes, roadways, unrecorded servitudes or easements, any matters not of record including lack of access which would be disclosed by an accurate survey and inspection of the property, and easements or other uses of subject property not visible from the surface.

TO HAVE AND TO HOLD, together with all and singular the tenements, hereditaments and appurtenances thereunto belonging or in anywise appertaining unto the said Grantee, her heirs and assigns.

The said Grantors covenant and agree with the said Grantee that they are seized of an indefeasible estate in fee simple of said property, and that the Grantors have the lawful right to sell and convey the same in fee simple; that the said property is free from encumbrances, and that the Grantors will forever warrant and defend the title to the same and the possession thereof unto the said Grantee, her heirs and assigns, against the lawful claims and demands of all persons whatsoever.

IN WITNESS WHEREOF, the Grantors have hereunto set their hands and seals on this the day, month and year first hereinabove written.

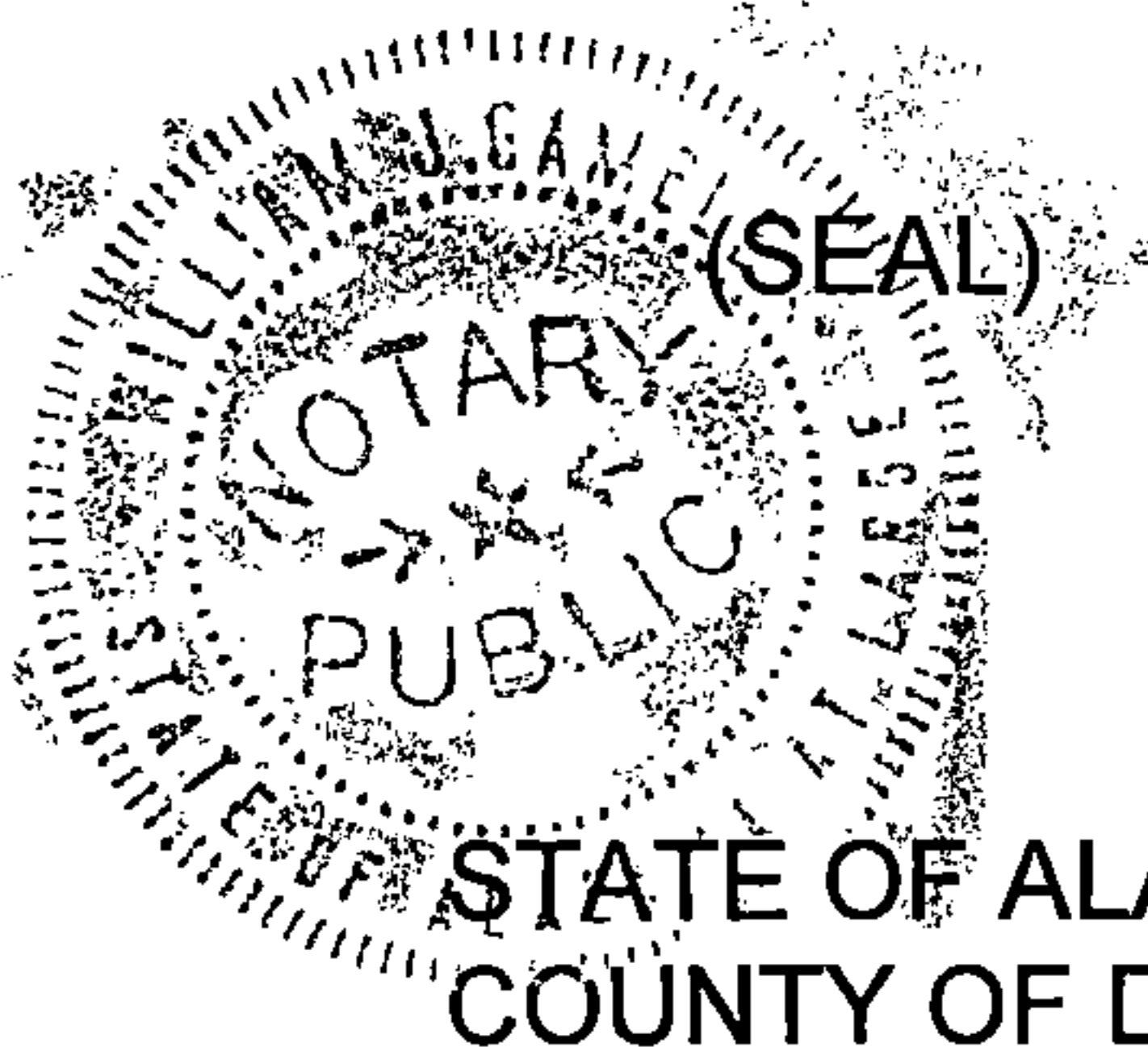
 (SEAL)  
Keith DeWayne Collins

 (SEAL)  
Marilyn Sue Collins

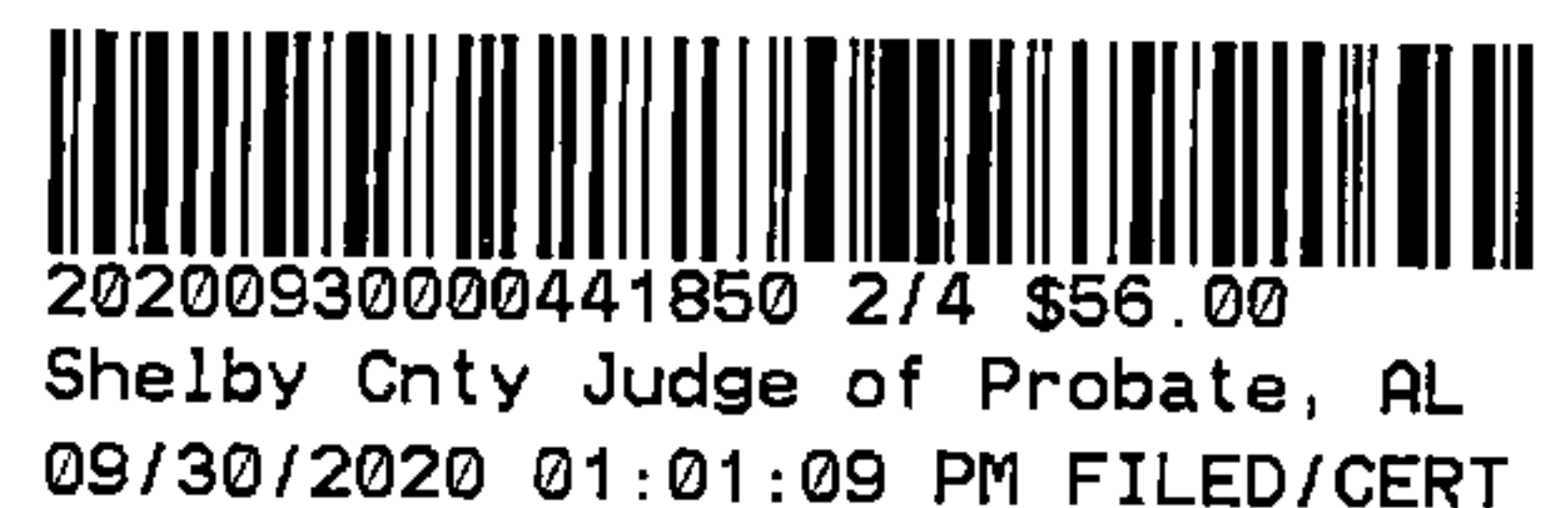
STATE OF ALABAMA :  
COUNTY OF DALLAS :

I, the undersigned, a Notary Public in and for said State and County, hereby certify that KEITH DEWAYNE COLLINS, a married person, 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 he executed the same voluntarily on the day the same bears date.

GIVEN UNDER MY HAND AND SEAL on this the 29<sup>th</sup> day of SEPTEMBER, 2020.



  
Notary Public  
My Commission Expires: April 15, 2023



STATE OF ALABAMA :  
COUNTY OF DALLAS :

I, the undersigned, a Notary Public in and for said State and County, hereby certify that MARILYN SUE COLLINS, an unmarried person, 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 executed the same voluntarily on the day the same bears date.

GIVEN UNDER MY HAND AND SEAL on this the 29<sup>th</sup> day of SEPTEMBER, 2020.



  
Notary Public  
My Commission Expires: April 15, 2023

This Instrument Was Prepared By:  
William J. Gamble  
GAMBLE, GAMBLE, CALAME & JONES, LLC  
Attorneys at Law  
Post Office Box 345  
Selma, Alabama 36702-0345

[The preparation of this document does not constitute an examination of title as to the property described herein. The above attorneys have made no such title examination unless reflected by separate documents signed by such attorneys.]

GRANTEE'S ADDRESS: See attached Real Estate Validation Form



20200930000441850 3/4 \$56.00  
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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: Keith DeWayne Collins, et al. Grantee's Name: Sara Day

Mailing Address: 3805 County Road 30 Mailing Address: 216 L and M Trce

Clanton, AL 35045 Shelby, AL 35143

Property Address: 216 L and M Trce Date of Sale: September 29, 2020

Shelby, AL 35143 Total Purchase Price \$232,000.00

Shelby County, AL 09/30/2020  
State of Alabama  
Deed Tax: \$25.00

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  
  X   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 9/29/2020

Print Sara Day

   Unattested Gamble, Gamble, Calame & Jones, LLC  
(verified by)

Sign Sara Day  
(Grantor/Grantee/Owner/Agent) circle one

