

## EXECUTOR'S DEED

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STATE OF ALABAMA  
COUNTY OF SHELBY

KNOW ALL MEN BY THESE PRESENTS, that pursuant to that certain deed recorded in the Probate Office of Shelby County, Alabama, at Deed Book 239 Page 626, wherein certain realty was conveyed to Benjamin Blount Peete, Sr. and Elizabeth R. Peete, pursuant to the Last Will and Testament of Elizabeth R. Peete, probated and recorded as Case Number PR-2019-000009 in the Probate Office for Shelby County, Alabama, I, **HUBERT THOMAS PEETE, as Personal Representative of the Estate of Elizabeth R. Peete, deceased, ("Grantor")** do grant and convey unto **BENJAMIN B. PEETE, JR., a married man, GEORGE ROBERT PEETE, a married man, and HUBERT THOMAS PEETE, a married man, ("Grantee")**, in fee simple, per stirpes, the following described real estate situated in Shelby County, Alabama, to-wit:

Begin at a point on the west side of Montevallo-Elyton Road, said point also being the southeast corner of NE  $\frac{1}{4}$  of SW  $\frac{1}{4}$ , Section 4, Township 22, Range 3 West and run west along said forty-acre line 660 feet; thence north 468 feet; thence east and parallel with the south line of said forty acres 650 feet to the west line of Montevallo-Elyton Road; thence along said road in a southerly direction 468.4 feet to the point of beginning, being situated in the NE  $\frac{1}{4}$  of SW  $\frac{1}{4}$  of Section 4, Township 22, Range 3 West.

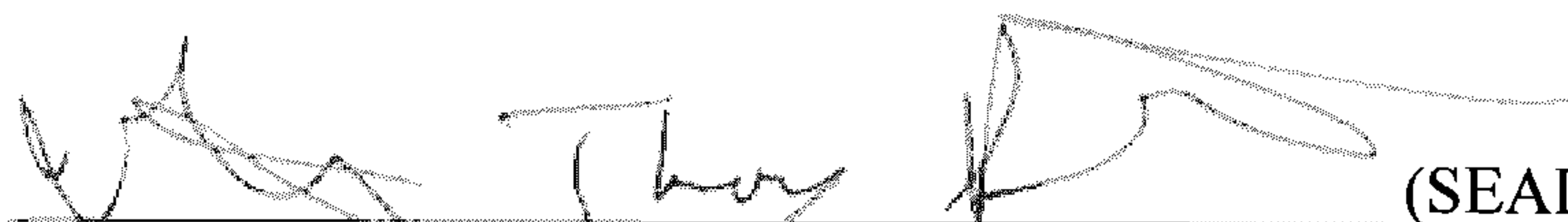
Source of Title: Book 239 at Page 626

**This deed prepared without benefit of title examination or survey and was prepared from description furnished by Grantor. The draftsman makes no warranties as to the sufficiency of the interest conveyed.**

**NOTE: The deed recorded in 239/626 was conveyed to Benjamin Blount Peete, Sr. and Elizabeth R. Peete as joint tenants with right of survivorship. Benjamin Blount Peete, Sr. died on December 15, 2009, predeceasing Elizabeth R. Peete who died November 3, 2017.**

TO HAVE AND TO HOLD unto the said Grantees, their heirs and assigns forever.

IN WITNESS WHEREOF, I have hereunto set my hand and seal this 23rd day of July, 2020.

 (SEAL)  
**HUBERT THOMAS PEETE, in his capacity as Personal Representative of the Estate of Elizabeth R. Peete, deceased**


STATE OF FLORIDA

COUNTY OF Escambia

I, the undersigned authority, a Notary Public in and for said County, in said State, hereby certify that **Hubert Thomas Peete, as Personal Representative of the Estate of Elizabeth R. Peete, deceased**, 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, as such Executor and with full authority, executed the same voluntarily on the day the same bears date.

Given under my hand and official seal this 23rd day of July, 2020.



  
Notary Public

THIS INSTRUMENT PREPARED BY:  
BRADFORD & HOLLIMAN, LLC  
John R. Holliman  
2491 Pelham Parkway  
Pelham, AL 35124  
Phone: (205) 663-0281



## 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 Elizabeth R. Peete  
Mailing Address 2541 Salem Road  
Montevallo, AL 35115

Grantee's Name Benjamin Peete, Jr, 116 Blue Spring Place, Alabaster, AL 35007  
Mailing Address George Robert Peete, 115 Grey Hill Drive, Montevallo, AL 35115  
Hubert Thomas Peete, 100 South H Street, Pensacola, FL 32502

Property Address 27-2-04-0-003-004.000

Date of Sale 2/1/2021

Total Purchase Price \$

or

Actual Value \$

or

Assessor's Market Value \$ 186,220



Filed and Recorded  
Official Public Records  
Judge of Probate, Shelby County Alabama, County  
Clerk  
Shelby County, AL  
02/18/2021 03:54:11 PM  
\$29.00 CHARITY  
20210218000084030

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 No deed tax. Distribution through LW&T of Elizabeth R. Peete

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 \_\_\_\_\_

Print \_\_\_\_\_

Unattested \_\_\_\_\_

(verified by)

Sign \_\_\_\_\_

(Grantor/Grantee/Owner/Agent) circle one

Form RT-1