

THIS INSTRUMENT PREPARED BY:
Courtney A. Moseley, Esq.
Estes Closings, LLC.
2188 Parkway Lake Drive, Ste. 101
Hoover, AL. 35244

SEND TAX NOTICE TO:
Jared B Kelley
39791 Hwy 25
Harpersville, AL 35078

WARRANTY DEED

STATE OF ALABAMA)
COUNTY OF SHELBY) KNOW ALL MEN BY THESE PRESENTS:

That in consideration of the sum of **One Hundred Sixty-Nine Thousand and 00/100 DOLLARS (\$169,000.00)** to the undersigned Grantors in hand paid by the Grantee herein, the receipt whereof is hereby acknowledged, we **Robert Lynn Long, Sr. and Lina L. Long, Husband and Wife, and Robert Lynn Long, Jr. and Dana M. Long, Husband and Wife** (herein referred to as GRANTOR, whether one or more) do grant, bargain, sell and convey unto

Jared B Kelley (herein referred to as GRANTEE, whether one or more),
the following described real estate situated in **SHELBY** County, Alabama, to-wit:

COMMENCE AT THE SW CORNER OF THE SOUTH 1/2 OF THE NE 1/4 OF SECTION 28, TOWNSHIP 19 SOUTH, RANGE 2 EAST; THENCE RUN NORTH 89 DEGREES 45 MINUTES 41 SECONDS EAST FOR A DISTANCE OF 1030.0 FEET; THENCE RUN NORTH 89 DEGREES 45 MINUTES 41 SECONDS EAST FOR A DISTANCE OF 231.00 FEET; THENCE RUN SOUTH 04 DEGREES 17 MINUTES 29 SECONDS WEST FOR A DISTANCE OF 80.00 FEET; THENCE RUN NORTH 88 DEGREES 45 MINUTES 22 SECONDS EAST FOR A DISTANCE OF 100.00 FEET; THENCE RUN SOUTH 03 DEGREES 34 MINUTES 20 SECONDS WEST FOR A DISTANCE OF 440.42 FEET TO THE POINT OF BEGINNING; THENCE RUN SOUTH 03 DEGREES 34 MINUTES 20 SECONDS WEST FOR A DISTANCE OF 45.11 FEET; THENCE RUN SOUTH 18 DEGREES 18 MINUTES 11 SECONDS WEST FOR A DISTANCE OF 75.75 FEET; THENCE RUN SOUTH 54 DEGREES 29 MINUTES 49 EAST FOR A DISTANCE OF 198.00 FEET; THENCE RUN NORTH 33 DEGREES 53 MINUTES 11 SECONDS EAST FOR A DISTANCE OF 251.55 FEET; THENCE RUN NORTH 85 DEGREES 11 MINUTES 46 SECONDS WEST FOR A DISTANCE OF 275.81 FEET TO THE POINT OF BEGINNING.

Mineral and mining rights excepted. Subject to: current taxes, easements, covenants, conditions and restrictions of record.

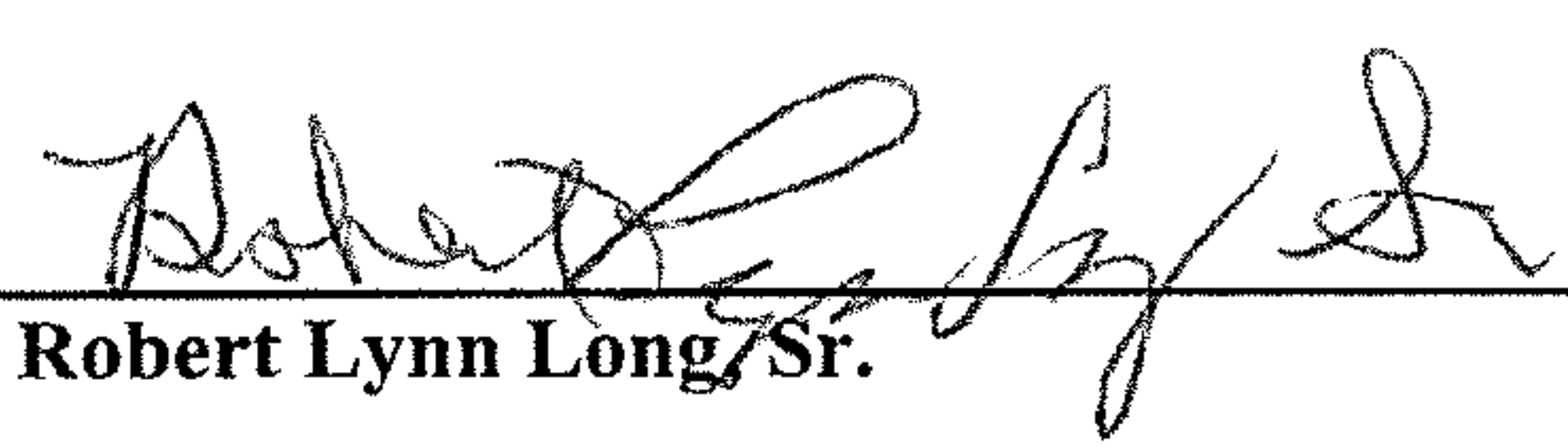
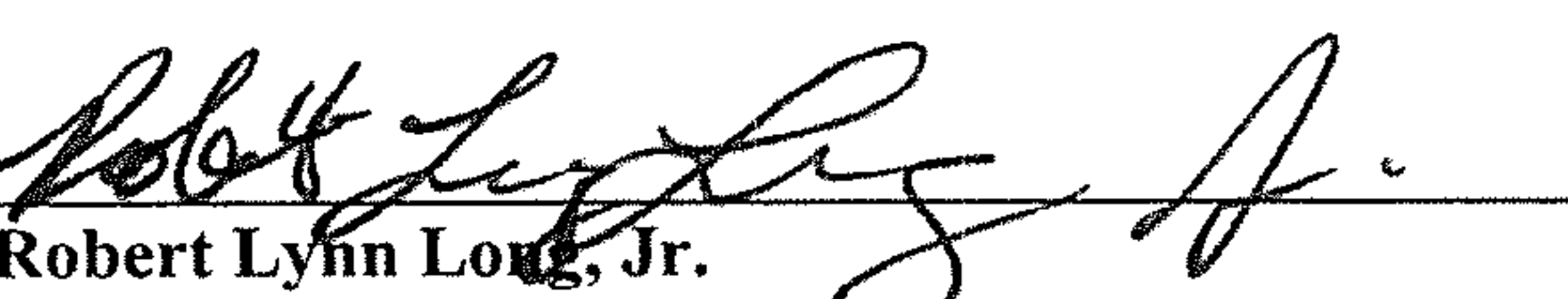
\$169,000.00 of the above purchase price was paid from the proceeds of a mortgage loan.

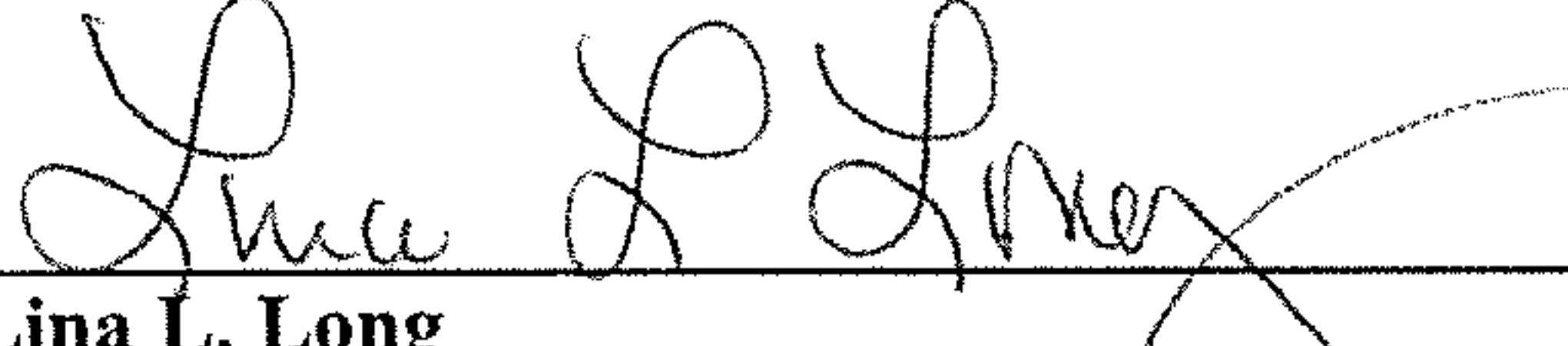
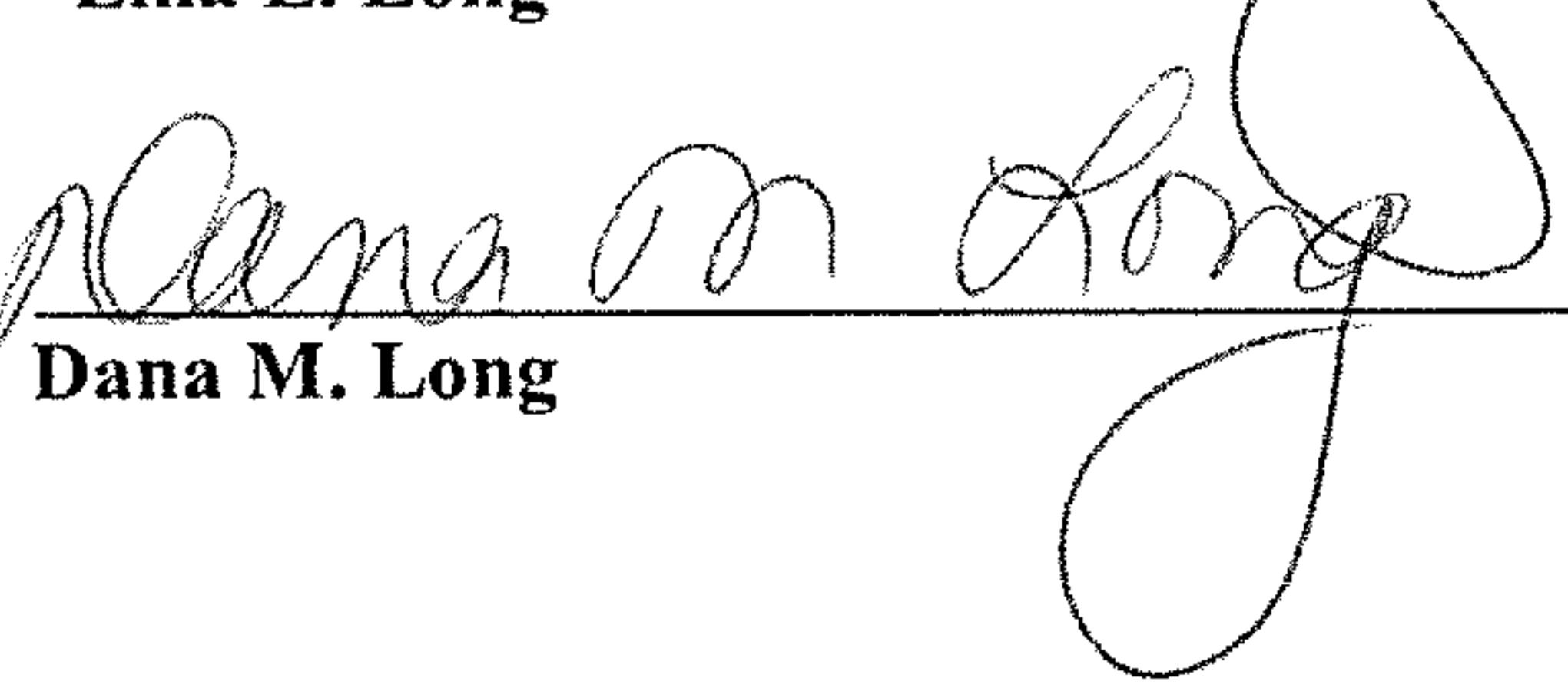
THIS PROPERTY IS NOT THE HOMESTEAD OF THE GRANTORS.

TO HAVE AND TO HOLD, the tract or parcel of land above described together with all and singular the rights, privileges, tenements, improvements, hereditaments and appurtenances thereto belonging or in anyway appertaining in fee simple unto the said Grantee, his/her heirs and assigns forever.

And we do for ourselves and for our heirs, executors, and administrators covenant with the said Grantee, his heirs and assigns, that we are lawfully seized in fee simple of said premises; that they are free and clear from all encumbrances, unless otherwise noted above; that we have a good right to sell and convey the same as aforesaid; that we will and our heirs, executors and administrators shall warrant and defend the same to the said Grantee, his heirs and assigns forever, against the lawful claims of all persons.

IN WITNESS WHEREOF, the said GRANTORS have hereunto set their signatures and seals, this the **5th** day of **March, 2021**.

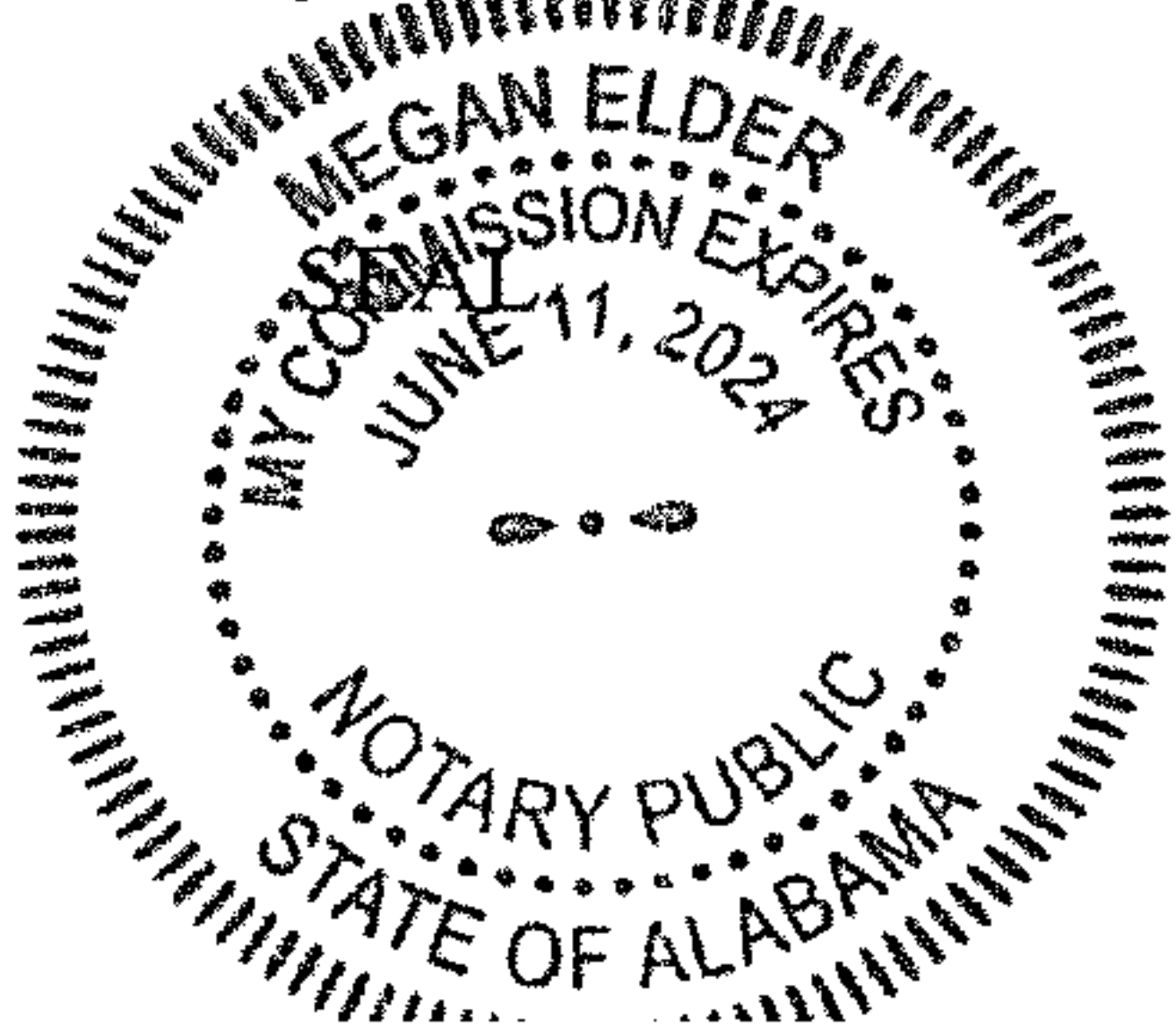

Robert Lynn Long, Sr.

Robert Lynn Long, Jr.

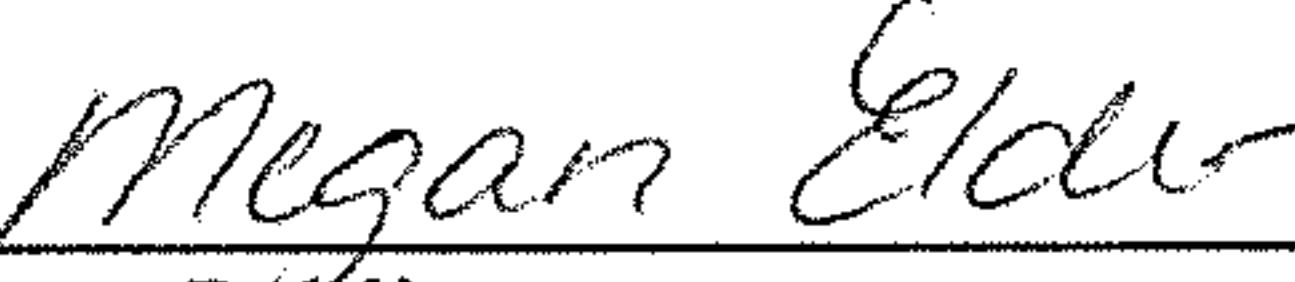

Lina L. Long

Dana M. Long

STATE OF ALABAMA)
COUNTY OF SHELBY)

I, the undersigned, a Notary Public in and for said County, in said State, hereby certify that **Robert Lynn Long, Sr. and Lina L. Long and Robert Lynn Long, Jr. and Dana M. Long** whose names are signed to the foregoing conveyance, and who are known to me, acknowledged before me on this day, that, being informed of the contents of the conveyance they executed the same voluntarily on the day the same bears date.

Given under my hand and official seal, the **5th** day of **March, 2021**.




Notary Public
My Commission Expires: **6/11/24**

21-0084

Real Estate Sales Validation Form

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

Grantor's Name Robert Lynn Long, Sr. and Lina L. Long and Robert Lynn Long, Jr. and Dana M. Long

Mailing Address 1040 Images Sq Cropwell, AL 35054

Property Address 39791 Hwy 25 Harpersville, AL 35078

Grantee's Name Jared B Kelley

Mailing Address 39791 Hwy 25 Harpersville, AL 35078

Date of Sale March 5, 2021

Total Purchase Price \$169,000.00

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 Appraisal

X Sales Contract Other

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 March 5, 2021

Print

Unattested

(verified by)

Sign Robert Lynn Long

(Grantor/Grantee/Owner/Agent) circle one



Filed and Recorded
Official Public Records
Judge of Probate, Shelby County Alabama, County
Clerk
Shelby County, AL
03/09/2021 09:24:04 AM
\$28.00 MIST
20210309000115850

Allen S. Bayl