

IN THE PROBATE COURT OF SHELBY COUNTY, ALABAMA
CASE NO. PR-2021-000307
KNOW ALL MEN BY THESE PRESENTS, THAT

Whereas, on the 12th day of February, 2018 a decree was rendered by the Probate Court of said county for the sale of the lands, hereinafter described, and conveyed for the state and county taxes then due from **VERNON JIMMIE H & LINNIE M** the owners of said land for the costs and expenses thereof and thereunder.

And whereas, thereafter, to-wit, on the 2nd day of April, 2018, said lands were duly and regularly sold by the Tax Collector of said county for taxes, costs and expenses, and at said sale **HIGHTIMES ADVENTURE REAL ESTATE CO LLC**, became the purchaser of said lands, at and for the sum of said taxes, costs and expenses, and forthwith paid said sum to said Tax Collector, and received from said Collector a certificate of said purchase.

Whereas, the time for the redemption of said lands by said owners or other persons having an interest therein has elapsed and said certificate of purchase has been returned to the Probate Judge of said County.

Now, therefore, I, **Allison S. Boyd**, as Judge of Probate, of said County of Shelby, under and by virtue of the provisions of 40-10-29, 1975 Code of Alabama, and in consideration of the premises above set out and in further consideration of the sum of \$5.00 to me in hand paid, have this day granted, bargained and sold, and by these presents do grant, bargain, sell and convey unto said **HIGHTIMES ADVENTURE REAL ESTATE CO LLC**, who is the present owner and holder of said certificate of purchase all the right, title and interest of the said **VERNON JIMMIE H & LINNIE M** the owners of aforesaid land, and all the right, title, interest and claim of the state and county on account of said taxes, or under said decree and to the following described lands, hereinafter referred to, to-wit:

Parcel ID# 58/36/01/11/0/001/015.000 DESCRIBED AS:

MAP NUMBER 36 1 11 0 000

CODE1: 00 CODE2: 00

SUB DIVISION1:

MAP BOOK: 00 PAGE: 000

SUB DIVISION2:

MAP BOOK: 00 PAGE: 000

PRIMARY LOT:

PRIMARYBLOCK: 000

SECONDARY LOT:

SECONDARYBLOCK: 000

SECTION1 11

TOWNSHIP1 24N

RANGE1 12E

SECTION2 00

TOWNSHIP2 00

RANGE2 00

SECTION3 00

TOWNSHIP3 00

RANGE3 00

SECTION4 00

TOWNSHIP4

RANGE4

LOT DIM1 370.00

LOT DIM2 660.00

ACRES 4.210 SQ FT 183,387.600

METES AND BOUNDS:

W1/2 NW1/4 OF NE1/4 OF NE1/4 EXCEPT; COM NW COR NE1/4 NE1/4 S127.76 TO POB E11.29 SLY332.51 TO N ROW HWY 155 N329.26 TO POB

being situated in said county and state, to have and to hold the same, the said right, title and interest unto itself the said **HIGHTIMES ADVENTURE REAL ESTATE CO LLC** and its heirs and assigns forever, but no right, title or interest of any reversioner or remainderman in said land is conveyed hereby.

In testimony whereof, I have hereunto set my hand seal, this the 22nd day of April, 2021.

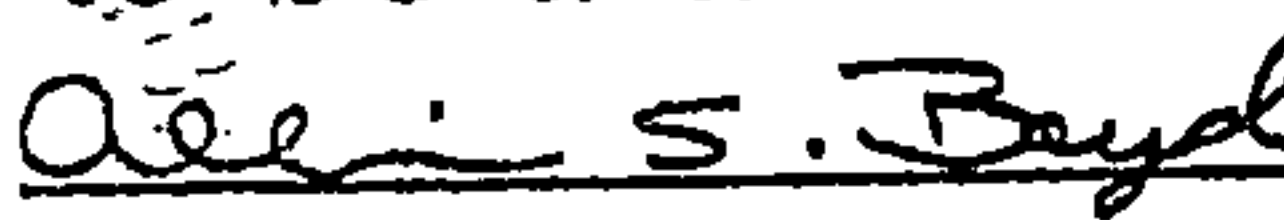



Judge of Probate

The State of Alabama, Shelby County

I, Lisa Traywick Morgan, a Notary Public in and for said county, in said state, hereby certify that **Allison S. Boyd** whose name as Judge of Probate 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 conveyance, he, in his capacity as such Judge of Probate, executed the same voluntarily, on the day the same bears date.

Given under my hand, this the 22nd day of April, 2021.

I certify this to be a true and correct copy 



Lisa Traywick Morgan, Notary Public
My Commission Expires: 4/16/2024


Probate Judge
Shelby County

Date 4/22/2021

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Initial ASB

Shelby County, AL 04/22/2021
State of Alabama
Deed Tax: \$.50


20210422000201510 1/2 \$25.50
Shelby Cnty Judge of Probate, AL
04/22/2021 03:40:25 PM FILED/CERT



PR-2021-000 307

RECEIVED

2 APR 2021

Allison S. Boyd
Judge of Probate

CERTIFICATE OF LAND SOLD FOR TAXES AND PURCHASED AT TAX SALE BY AN INDIVIDUAL

RECEIPT # 93544

58/207

THE STATE OF ALABAMA,
SHELBY COUNTY, OFFICE OF PROPERTY TAX COMMISSIONER

I, DON ARMSTRONG PROPERTY TAX COMMISSIONER OF SAID COUNTY, HEREBY CERTIFY THAT THE FOLLOWING REAL ESTATE, LYING IN SAID COUNTY, TO-WIT:

PARCEL #58//36/01/11/0/001/015.000 DESCRIBED AS

LEGAL DESCRIPTION

MAP NUMBER: 36 1 11 0 000 CODE1: 00 CODE2: 00

SUB DIVISION1:

MAP BOOK: 00 PAGE: 000

SUB DIVISION2:

MAP BOOK: 00 PAGE: 000

PRIMARY LOT: PRIMARYBLOCK: 000

SECONDARY LOT: SECONDARYBLOCK: 000

SECTION1 11 TOWNSHIP1 24N RANGE1 12E

SECTION2 00 TOWNSHIP2 00 RANGE2 00

SECTION3 00 TOWNSHIP3 00 RANGE3 00

SECTION4 00 TOWNSHIP4 RANGE4

LOT DIM1 370.00 LOT DIM2 660.00 ACRES 4.210

SQ FT 183,387.600

METES AND BOUNDS:

W1/2 NW1/4 OF NE1/4 OF NE1/4 EXCEPT: COM NW COR NE1/4 NE1/4 S127.76 TO POB E11.29 SLY332.51 TO N
ROW HWY 155 N329.26 TO POB

WAS ASSESSED BY THE TAX ASSESSOR OF SAID COUNTY TO VERNON JIMMIE H & LINNIE M FOR THE STATE AND COUNTY TAXES FOR THE YEAR 2017;
THAT THE SAID TAXES BECAME DELINQUENT, AND AN APPLICATION, OF WHICH DUE NOTICE WAS GIVEN, WAS REGULARLY MADE TO THE PROBATE COURT OF
SAID COUNTY FOR A DECREE FOR THE SALE OF SAID LAND FOR THE PAYMENT OF THE TAXES AND CHARGES DUE THEREON; THAT A DECREE WAS RENDERED
BY SAID PROBATE COURT ON THE 12TH DAY OF FEBRUARY, 2018, FOR THE SALE OF SAID LAND AS PRESCRIBED BY LAW, AND AFTER HAVING GIVEN NOTICE OF
SALE OF POSTING SAME AT THE COURTHOUSE DOOR OF SAID COUNTY, AND IN THE PRECINCT WHERE SAID LAND LIES, AT LEAST THREE WEEKS BEFORE THE
DAY OF THE SALE, OR BY ADVERTISEMENT, FOR THREE CONSECUTIVE WEEKS IN THE SHELBY COUNTY REPORTER, A NEWSPAPER PUBLISHED IN SAID COUNTY
AT LEAST THIRTY DAYS BEFORE THE DAY OF SALE, IN PURSUANCE OF SAID DECREE AND NOTICE OF SALE, SAID LAND WAS, ON THE 2ND DAY OF APRIL,
2018 OFFERED FOR SALE AT PUBLIC AUCTION, AT THE COURTHOUSE OF SAID COUNTY, BETWEEN THE HOURS OF 10 A.M AND 4 P.M OF SAID DAY, AND AT SAID
SALE HIGHTIMES ADVENTURE REAL ESTATE CO LLC BECAME THE PURCHASER OF THE ABOVE DESCRIBED LAND. \$383.34 MADE UP OF THE FOLLOWING
ITEMS TO-WIT:

TO WHOM ASSESSED

VERNON JIMMIE H & LINNIE M

815 CO RD 91

JEMISON, AL 35085

ASSESSED VALUE \$7,300.00
CURRENT USE VALUE
MARKET VALUE \$36,410.00
15% LIMIT \$5,462.00

MUNICIPALITY CODE 01
ASSESSMENT CLASS 02
STATE MILLAGE RATE 6.5
COUNTY MILLAGE RATE 7.5
SCHOOL MILLAGE RATE 16
DIST SCHOOL MILLAGE RATE 14
MUNICIPAL MILLAGE RATE 0
TOTAL MILLAGE RATE 44

	GROSS	EXMT	NET
STATE TAX	\$47.45	\$0.00	\$47.45
COUNTY TAX	\$54.75	\$0.00	\$54.75
SCHOOL TAX	\$116.80	\$0.00	\$116.80
DIST SCHOOL TAX	\$102.20	\$0.00	\$102.20
CITY TAX 01	\$0.00	\$0.00	\$0.00
FOREST TAX	\$0.00	\$0.00	\$0.00
TOTAL TAX	\$321.20	\$0.00	\$321.20
HOSPITAL TAX	\$0.00	\$0.00	\$0.00
AMD778 TAX	\$0.00	\$0.00	\$0.00
INTEREST			\$9.64
COLLECTOR FEE			\$15.00
ADVERTISING			\$25.50
PROBATE FEE			\$5.00
CERT MAIL			\$7.00
BAD CHECK			\$0.00
TOTAL DUE			\$383.34
OVERBID			\$0.00
TOTAL SALE			\$383.34

GIVEN UNDER MY HAND, THIS 10TH DAY OF APRIL, 2018

SHELBY COUNTY

PROPERTY TAX COMMISSIONER

Don Armstrong20210422000201510 2/2 \$25.50
Shelby Cnty Judge of Probate, AL
04/22/2021 03:40:25 PM FILED/CERT

"In the event of the tax sale of owner-occupied property that is taxed as Class III, the certificate shall provide notice that (1) the class III tax status shall remain in effect for the property throughout the period allowed for redemption as long as the property is used as an owner-occupied residence, and (2) for any period or periods following the tax sale that the property is not used as Class III property, as defined in Section 40-8-1, the property will be classified, assessed, and taxed as Class II property."