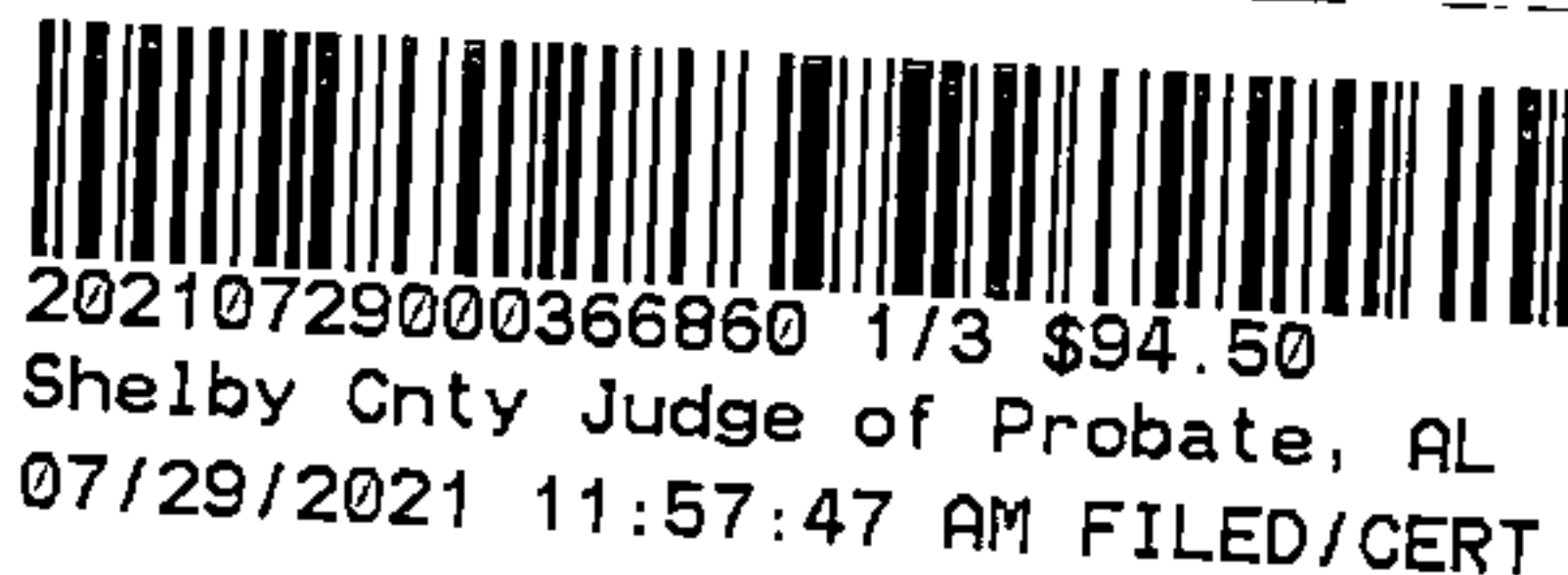


(Description supplied by parties. No verification of title or compliance with governmental requirements has been made by preparer of deed.)

This instrument was prepared by:

Sabrina G. Collum
216 Cahaba Oaks Trail
Indian Springs, Al. 35124



Send Tax Notice to:

Carol Killingsworth
2034 Village Lane
Calera, Al. 35040

WARRANTY DEED, JOINT TENANTS WITH RIGHT OF SURVIVORSHIP

STATE OF ALABAMA)

Shelby COUNTY)

KNOW ALL MEN BY THESE PRESENTS, That in consideration of Five Hundred Dollars and 00/100 (\$500.00), to the undersigned grantor (weather one or more), in hand paid by grantee herein, the receipt whereof is acknowledged, I or we, Carol Killingsworth, an unmarried person, (herein referred to as grantor, whether one or more) does by these presents grant, bargain, sell and convey unto, Carol Killingsworth, and unmarried person and Kenneth E. Pinkerton, an unmarried person (herein referred to as grantee, whether one or more), for and during their joint lives and upon the death of either of them, then to the survivor of them in fee simple, together with every contingent remainder and right of reversion, the following described real estate situated in Shelby County, Alabama, to-wit:

Lot 258, according to the survey of Waterford Village-Sector I, as recorded in Map Book 27, page 100, in the Probate Office of Shelby County, Alabama.

Subject to all easements, restrictions and right of ways of record.

Mineral and mining rights excepted.

It is the intent of the (grantor), Carol Killingsworth, to convey to (grantees), Carol Killingsworth and Kenneth E. Pinkerton any and all of her right title and interest into the real property more particularly described in that certain deed filed in the office of the judge of probate of Shelby County Alabama on 12/17/2002 and recorded in Instrument #20021217000630370 for the purpose joint survivorship.

TO HAVE AND TO HOLD to the said GRANTEES for and during their joint lives and upon the death of either of them, then to the survivor of them in fee simple, and to the heirs and assigns of such survivor forever, together with every contingent remainder and right of reversion.

And GRANTOR does for GRANTOR and for GRANTORS heirs, executors, and administrators covenant with the said GRANTEES, their heirs and assigns, that GRANTOR is lawfully seized in fee simple of said premises; that they are free from all encumbrances unless otherwise noted above, that GRANTOR will, and GRANTOR'S heirs, executors and administrators shall, warrant and defend the same to the said GRANTEES, their heirs, and assigns forever, against the lawful claims of all persons.

IN WITNESS WHEREOF, I have hereunto set my hand and seal this 12th day of July, 2021.

Carol Killingsworth
Carol Killingsworth

STATE OF ALABAMA

COUNTY OF Shelby

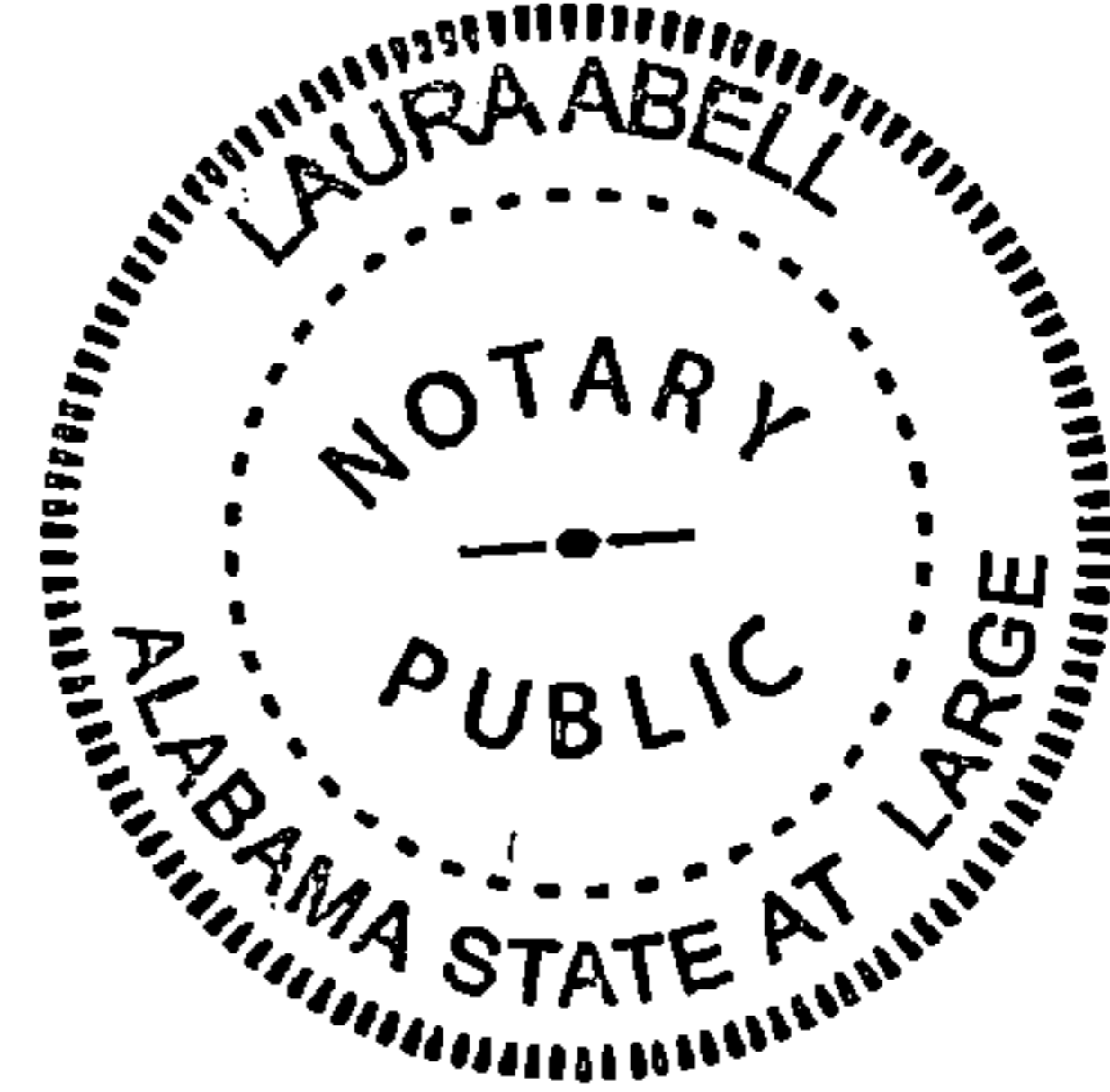
I, the undersigned authority, a Notary Public in and for said County, in said State, hereby certify that Carol Killingsworth whose name is signed to the foregoing conveyance, and who is known to me, acknowledged before me on this day, that being informed of the contents of the conveyance he executed the same voluntarily on the day the same bears date.

Shelby County, AL 07/29/2021
State of Alabama
Deed Tax: \$66.50

Given under my hand and official seal this 12th day July of 2021.

Laura Abell
Notary Public

My Commission Expires: My Commission Expires 5/20/2024



20210729000366860 2/3 \$94.50
Shelby Cnty Judge of Probate, AL
07/29/2021 11:57:47 AM FILED/CERT

Real Estate Sales Validation Form

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

Grantor's Name
Mailing Address

Carol Killingsworth
2034 Village Lane
Calera, AL 35040

Grantee's Name
Mailing Address

Kenneth Pinckton
2034 Village Lane
Calera, AL 35040

Property Address

Same

Date of Sale

Total Purchase Price \$

or

Actual Value

\$

or

Assessor's Market Value \$

1/2 66,500

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

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

CAROL KILLINGSWORTH

Unattested

Sign

Carol Killingsworth

(verified by)

(Grantor/Grantee/Owner/Agent) circle one

Form RT-1



20210729000366860 3/3 \$94.50
Shelby Cnty Judge of Probate, AL
07/29/2021 11:57:47 AM FILED/CERT