

WARRANTY DEED

STATE OF ALABAMA)
COUNTY OF SHELBY)

KNOW ALL MEN BY THESE PRESENTS: That in consideration of **Forty-Three Thousand and No/100 Dollars (\$43,000.00)** and other good and valuable consideration, to the undersigned grantors, in hand paid by the grantee herein, the receipt where is acknowledged I, **Tony. W. Gothard, a married person, Donna G. Smelcer, a married person, Samantha G. Carden, a married person, Lindsey B. Richardson, a married person, and Donald B. Brechin, a married person, all as heirs of Donald W. Gothard** (herein referred to as grantors), grant, bargain, sell and convey unto **Creek Street, LLC, an Alabama limited liability company** (herein referred to as grantee), the following described real estate situated in **Shelby County, Alabama**, to wit:

SEE ATTACHED EXHIBIT A FOR LEGAL DESCRIPTION

For ad valorem tax purposes only, the address to the above-described property is 103 Carters Lane, Columbiana, AL 35051. Donald W. Gothard passed away on March 3, 2020. His wife, Kyle L. Gothard, on the previous vesting deed with right of survivorship passed away on August 12, 2013. This property is not the homesteaded residence of any of the grantors.

To Have and to Hold to the said grantee, their assigns forever.

And I do, for myself and for me heirs, executors and administrators, covenant with said grantee, their heirs and assigns, that I am lawfully seized in fee simple of said premises; that they are free from all encumbrances, unless otherwise stated above; that I 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, their heirs and assigns forever, against the lawful claims of all persons.

In Witness Whereof, I have hereunto set my hand and seal this 20 day of July, 2022.

Tony W. Gothard
Tony. W. Gothard

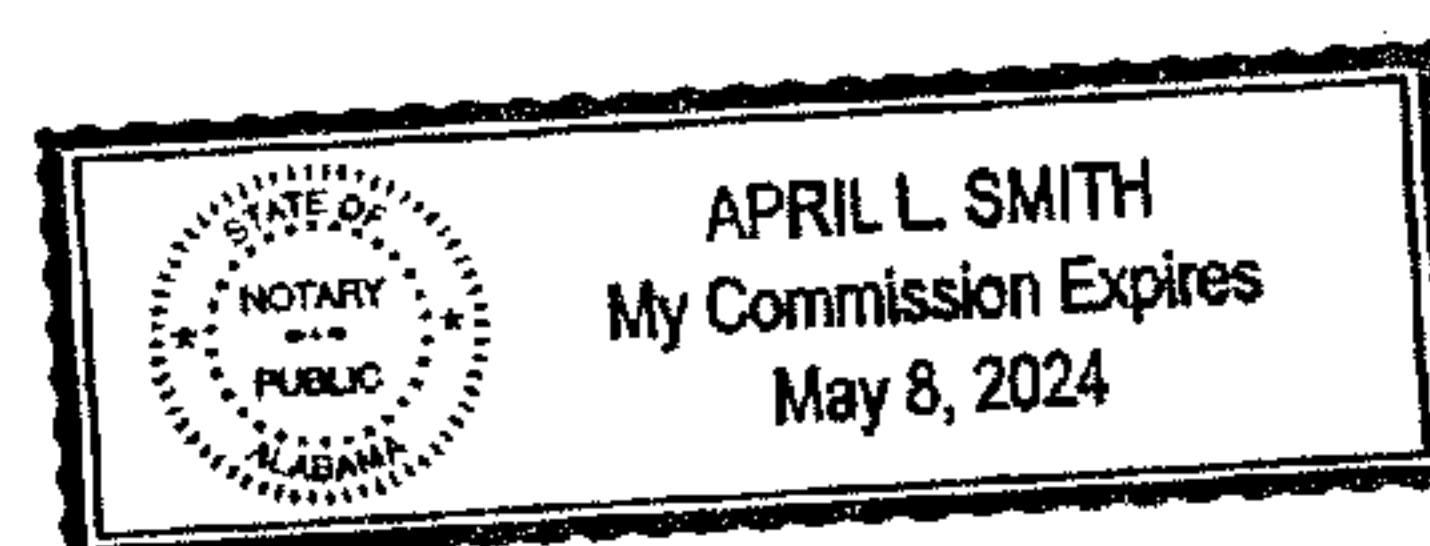
Donna G. Smelcer
Donna G. Smelcer

Samantha G. Carden
Samantha G. Carden

STATE OF ALABAMA)
COUNTY OF JEFFERSON)

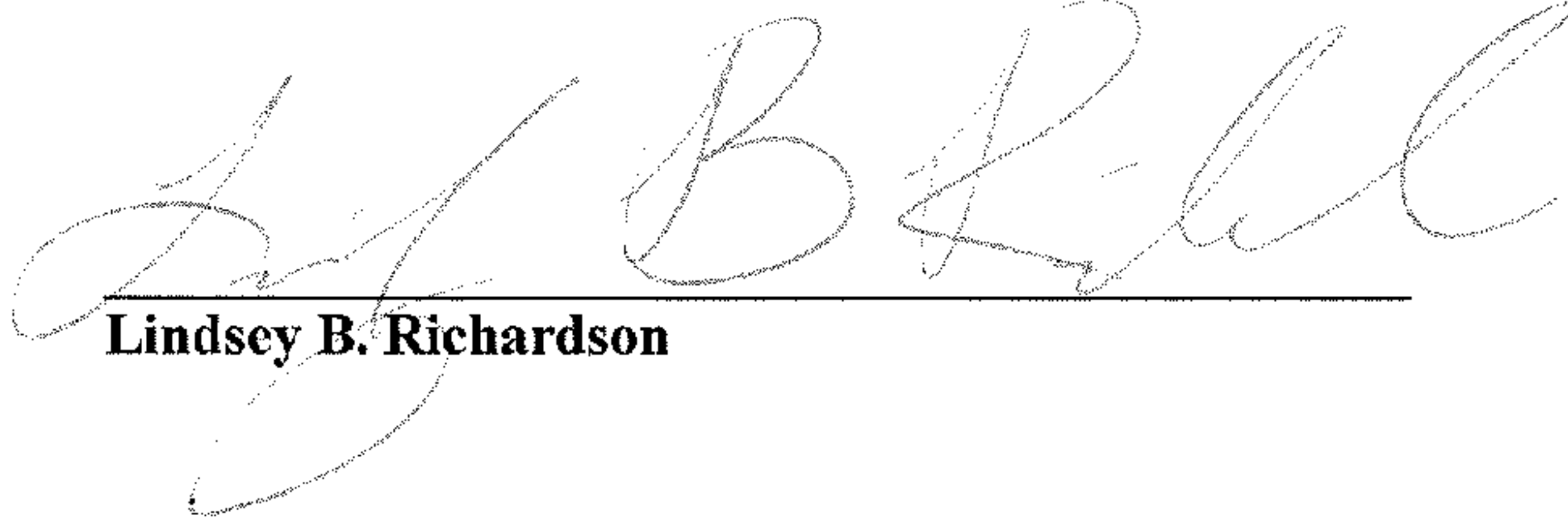
I, the undersigned authority, a Notary Public in and for said County and State hereby certify that **Tony. W. Gothard, Donna G. Smelcer, and Samantha G. Carden**, whose name is signed to the foregoing conveyance, and who is known to me, acknowledged before me on this day, that being informed of the contents of the conveyance, they executed the same voluntarily and with full stated authority on the day the same bears date.

Given under my hand and official seal this the 20 day of July, 2022.



April L. Smith
NOTARY PUBLIC

My Commission Expires: 5/8/24



Lindsey B. Richardson

STATE OF ALABAMA)
COUNTY OF JEFFERSON)

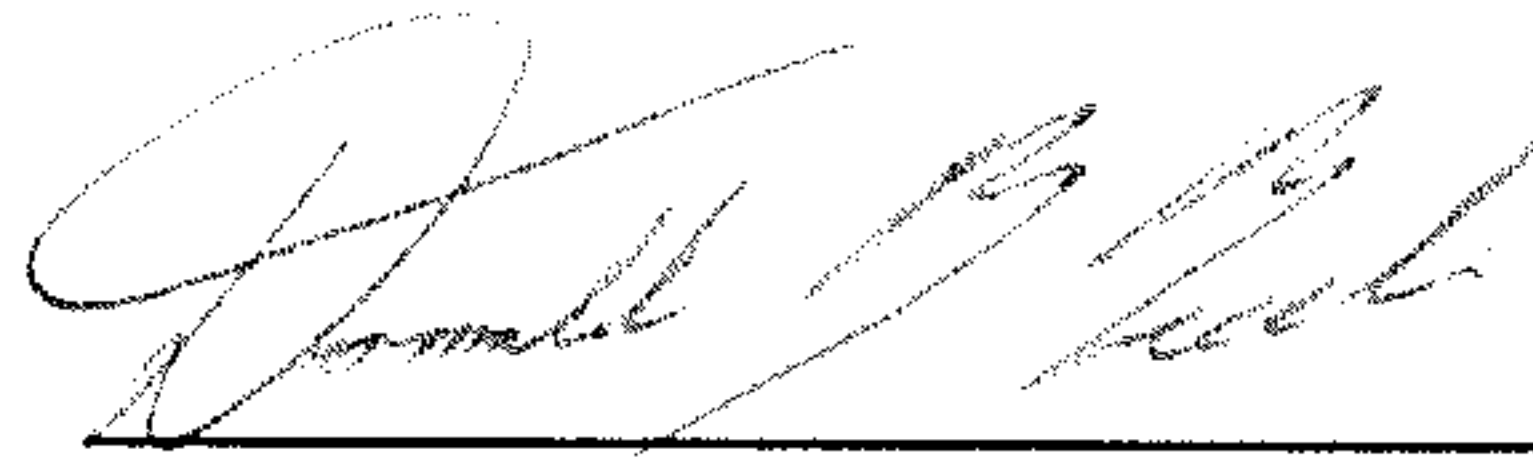
I, the undersigned authority, a Notary Public in and for said County and State hereby certify that **Lindsey B. Richardson**, whose name is signed to the foregoing conveyance, and who is known to me, acknowledged before me on this day, that being informed of the contents of the conveyance, they executed the same voluntarily and with full stated authority on the day the same bears date.

Given under my hand and official seal this the 13th day of July, 2022.



NOTARY PUBLIC

My Commission Expires: 3/12/23



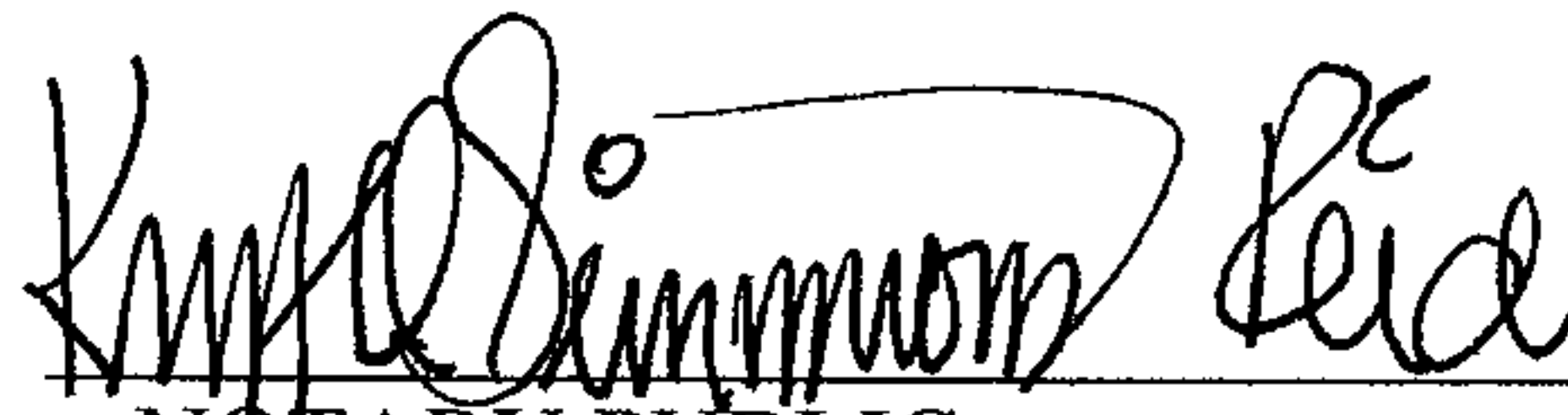
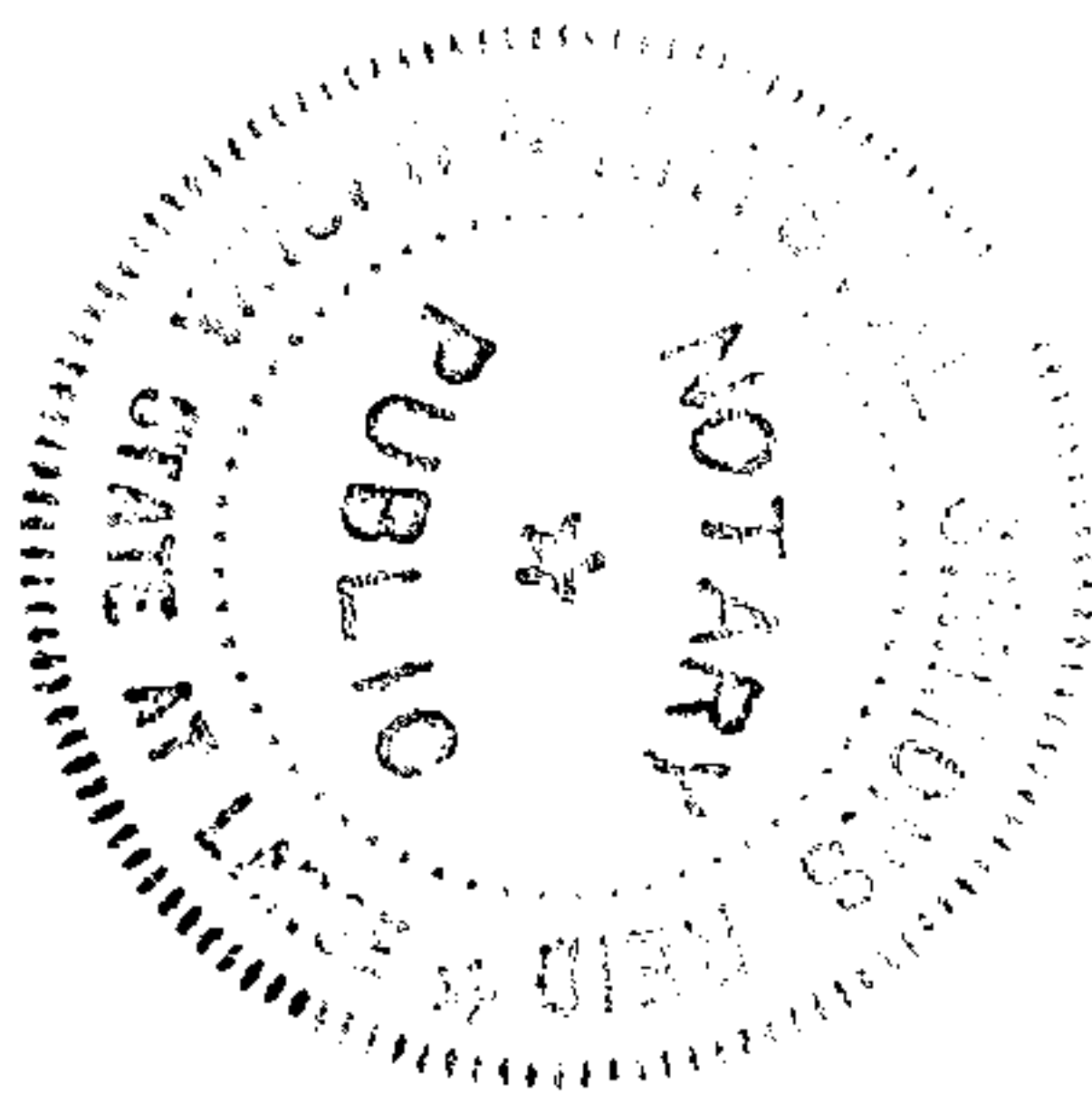
Donald B. Brechin

STATE OF Alabama)

COUNTY OF Houston)

I, the undersigned authority, a Notary Public in and for said County and State hereby certify that **Donald B. Brechin**, 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, they executed the same voluntarily and with full stated authority on the day the same bears date.

Given under my hand and official seal this the 13 day of July, 2022.


NOTARY PUBLIC

MY COMMISSION EXPIRES MARCH 11, 2023

My Commission Expires: _____

THIS INSTRUMENT PREPARED BY:

David C. Jamieson, Attorney, 1855 Data Drive, Suite 255, Birmingham, AL 35244

AFTER RECORDING, RETURN TO:

Smith Closing & Title, LLC, 1855 Data Drive, Suite 255, Birmingham, AL 35244

EXHIBIT "A"

Commence at the intersection of the East Right of Way line of Main Street and the South Right of Way line of Carters Lane; thence East 247 feet to the beginning; thence continue East 176 feet; thence South 220 feet; thence West 178 feet; thence North 96 feet; thence East 15 feet; thence North 120 feet to the Point of Beginning.



Filed and Recorded
 Official Public Records
 Judge of Probate, Shelby County Alabama, County
 Clerk
 Shelby County, AL
 07/21/2022 09:10:55 AM
 \$80.00 JOANN
 20220721000286470

Alli S. Boyd

Real Estate Sales Validation Form

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

Grantor's Name Tony W Gothard, Donna G Smeleer,
 Mailing Address Samantha G Carden, Lindsey B
 Richardson and Donald B Brechin
 201 Coral Circle, Alabaster, AL 35007

Grantee's Name Creek Street, LLC
 Mailing Address P. O. Box 1177
 Columbiana, AL 35051

Property Address 103 Carters Lane
 Columbiana, AL 35051

Date of Sale 07/20/2022
 Total Purchase Price \$ 43,000.00
 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
☒ 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 Leanne G. Ward

Unattested

Sign

(verified by)

(Grantor/Grantee/Owner/Agent) circle one