

This document prepared by:
Ricardo A. Woods
Burr & Forman, LLP
11 N. Water Street, Suite 22200
Mobile, AL 36602

20220816000321870
08/16/2022 03:33:59 PM
DEEDS 1/3

WARRANTY DEED

KNOW ALL MEN BY THESE PRESENTS that WILLIAM G. "BILL" EVERETT, the Grantor, for and in consideration of the sum of Ten and No/100 Dollars (\$10.00) and other good and valuable considerations hereby acknowledged to have been paid to the said Grantor by WILLIAM G. "BILL" EVERETT, WILLIAM G. "B.J." EVERETT, JR. and CRAIG B. EVERETT, the Grantees, do hereby GRANT, BARGAIN, SELL AND CONVEY unto the said Grantees, as joint tenants during their lives and upon the death of any of them, then to the survivor(s) of them, and to the heirs and assigns of such survivor(s), subject to the provisions hereinafter contained, all that real property in the County of Shelby, State of Alabama, described as follows:

**The West two-thirds (W 2/3) of the S 1/2 of the SW 1/4, in Section 25,
Township 21 South, Range 4 West, Shelby County, Alabama.**

**The above described property constitutes no part of the homestead of the
grantors.**

TOGETHER WITH all and singular the rights, privileges, tenements, hereditaments and appurtenances thereunto belonging, or in anywise appertaining; TO HAVE AND TO HOLD the same unto the said Grantees, as joint tenants during their lives and upon the death of any of them, then to the survivor(s) of them, in fee simple, and to the heirs and assigns of such survivor(s), FOREVER.

THIS CONVEYANCE IS MADE SUBJECT TO restrictive covenants, easements, building setback lines, rights-of-way, and prior mineral reservations, if any, applicable to said property of record in the Office of the Judge of Probate Court of Shelby County, Alabama.

And I do covenant with the said grantees, their heirs and assigns, that I am lawfully seized in fee of the aforesaid premises; that the same are free from all encumbrances; that I have a good right to sell and to convey the same to the said grantees, their heirs and assigns, and I will, and my heirs and personal

representatives shall, warrant and defend the premises to the said grantees, their heirs and assigns, forever against the lawful claims and demands of all persons.

IN WITNESS WHEREOF, the Grantor has caused these presents to be executed on this the

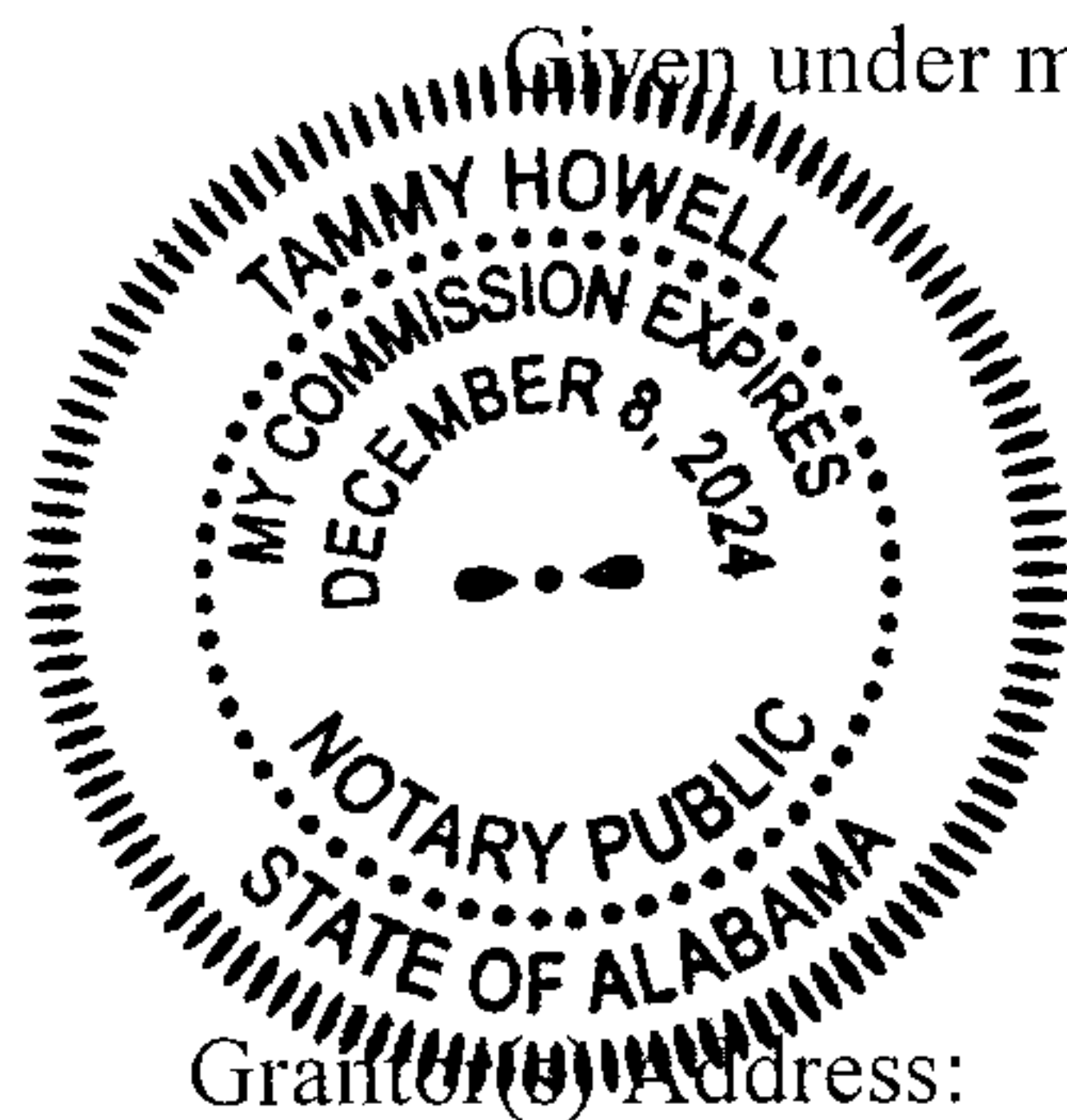
12th day of August, 2022.

William G. Everett (SEAL)
WILLIAM G. "BILL" EVERETT

STATE OF ALABAMA
COUNTY OF MOBILE

I, the undersigned notary public in and for said state and county, hereby certify that WILLIAM "BILL" EVERETT, whose name is signed to the foregoing conveyance, and who are known to me, acknowledged before me on this day that, being informed of the contents of such conveyance, he executed the same voluntarily on the day the same bears date.

Given under my hand and notarial seal on this the 12th day of August, 2022.



Grantor(s) Address:

2808 Churchbell Court
Mobile, AL 36695

Tammy Howell
NOTARY PUBLIC
My Commission Expires: 12-8-24

Grantee(s) Address:

2808 Churchbell Court
Mobile, AL 36695

1106 Camellia Ridge Drive
Pelham, AL 35124

354 Old Cahaba Trail
Helena, AL 35080

Real Estate Sales Validation Form

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

Grantor's Name William G. "Bill" Everett
 Mailing Address 2808 Churchbell Ct
 Mobile, AL 36695

Grantee's Name William G. "Bill" Everett, 2808 Churchbell Ct, Mobile, AL 36695
 Mailing Address William G. "B.J." Everett, Jr. 1106 Camellia Ridge Dr, Pelham,
 AL 35124
 Craig B. Everett, 354 Old Cahaba Trail, Helena, AL 35080

Property Address The West two-thirds (W 2/3) of the S 1/2 of the SW 1/4,
 in Section 25, Township 21 South, Range 4 West,
 Shelby County, Alabama

Date of Sale August 12, 2022

Total Purchase Price \$

or

Actual Value \$

or

Assessor's Market Value \$ 127,500.00

Filed and Recorded
 Official Public Records
 Judge of Probate, Shelby County Alabama, County
 Clerk
 Shelby County, AL
 08/16/2022 03:33:59 PM
 S156.50 BRITTANI
 20220816000321870

Allen S. Byrd

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 2021 Ad Valorem Taxes & Non Ad Valorem Assessments

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 August 12, 2022

Print Ricardo A. Woods

☐ Unattested

(verified by)

Sign

(Grantor/Grantee/Owner/Agent) circle one

Form RT-1