

This instrument was prepared by:  
Michael Reagan Reeves, Jr., Esq.  
Reagan Reeves & Associates, LLC  
1 Perimeter Park South, Suite 440S  
Birmingham, AL 35243

Send tax notice to:  
Alexander Padfield  
206 Dunrobin Cove  
Pelham, AL 35124

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## WARRANTY DEED

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STATE OF ALABAMA            )

COUNTY OF SHELBY            )

KNOW ALL MEN BY THESE PRESENTS:

That in consideration of **THREE HUNDRED FORTY THOUSAND AND 00/100 Dollars (\$340,000.00)** to the undersigned grantors (whether one or more), in hand paid by the grantees herein, the receipt whereof is acknowledged **Paul Harold Kellogg, III as Personal Representative for The Estate of Paul Harold Kellogg, Jr., deceased, Shelby County Case No. PR-2022-000797, Paul Harold Kellogg, III, a married man, Patrick Stewart Kellogg, a married man, and Priscilla Joy Richardson, a married woman**, (herein referred to as grantors, whether one or more), grant, bargain, sell and convey unto **Alexander Padfield and Traci Barlow Padfield** (herein referred to as grantees, whether one or more), the following described real estate situated in **Shelby County, Alabama**, to-wit:

**Lot 1916, according to the survey of Dunrobin at Ballantrae Phase 1, as recorded in Map Book 42, Page 46, in the Probate Office of Shelby County, Alabama.**

Subject to:

1. Taxes for the year 2023 and all subsequent years.
2. Existing easements, encroachments, encumbrances, restrictions, rights of way, building lines, and limitations, if any, of record.

\*Grantors herein are the sole devisees of the Estate of Paul Harold Kellogg, Jr., Shelby County Probate Case No. PR-2022-000797.

\*Paul Harold Kellogg, Jr. is one and the same as Paul H. Kellogg, II.

\*Paul Harold Kellogg, Jr was the surviving grantee of that certain deed recorded in Instrument No. 20190430000142410, Pamela S. Kellogg having died on or around April 14, 2021.

The property herein conveyed   X   is not part of the homestead of the Grantors nor is it part of the homestead of the grantors spouses as term "homestead" is defined and used in Alabama Code Section 6-10-2, 3(1975) as amended, or        is part of the homestead of the Grantors and the conveyance is joined by both.

TO HAVE AND TO HOLD to the said grantees, their heirs and assigns forever.

And the said grantor(s) does itself and themselves, and for its successors and assigns, covenant with the said grantees, their heirs and assigns forever, that it is lawfully seized and possessed of said premises, that they are free from all encumbrances, that it and they have a good and lawful right to sell and convey the same as aforesaid; that it and they will, and its successors and assigns shall warrant and defend the same unto the said grantees, their heirs and assigns forever, against the lawful claims of all persons.

IN WITNESS WHEREOF, the said Paul Harold Kellogg, III as personal representative of The Estate of Paul Harold Kellogg, Jr., deceased, Shelby County Case No. PR-2022-000797, Paul Harold Kellogg, III, devisee, Patrick Stewart Kellogg, devisee, and Priscilla Joy Richardson, devisee, in their individual capacities as devisees have caused these presents to be executed, who are authorized to execute this conveyance, have hereto set their signatures and seals, this 13 day of April, 2023.

The Estate of Paul Harold Kellogg, Jr., deceased, Shelby County Case No. PR-2022-000797

Paul Harold Kellogg III  
By: Paul Harold Kellogg, III as Personal Representative

Paul Harold Kellogg III  
Paul Harold Kellogg, III, devisee

Patrick Stewart Kellogg  
Patrick Stewart Kellogg, devisee

Priscilla Joy Richardson  
Priscilla Joy Richardson, devisee

# ACKNOWLEDGEMENT

STATE OF ALABAMA )

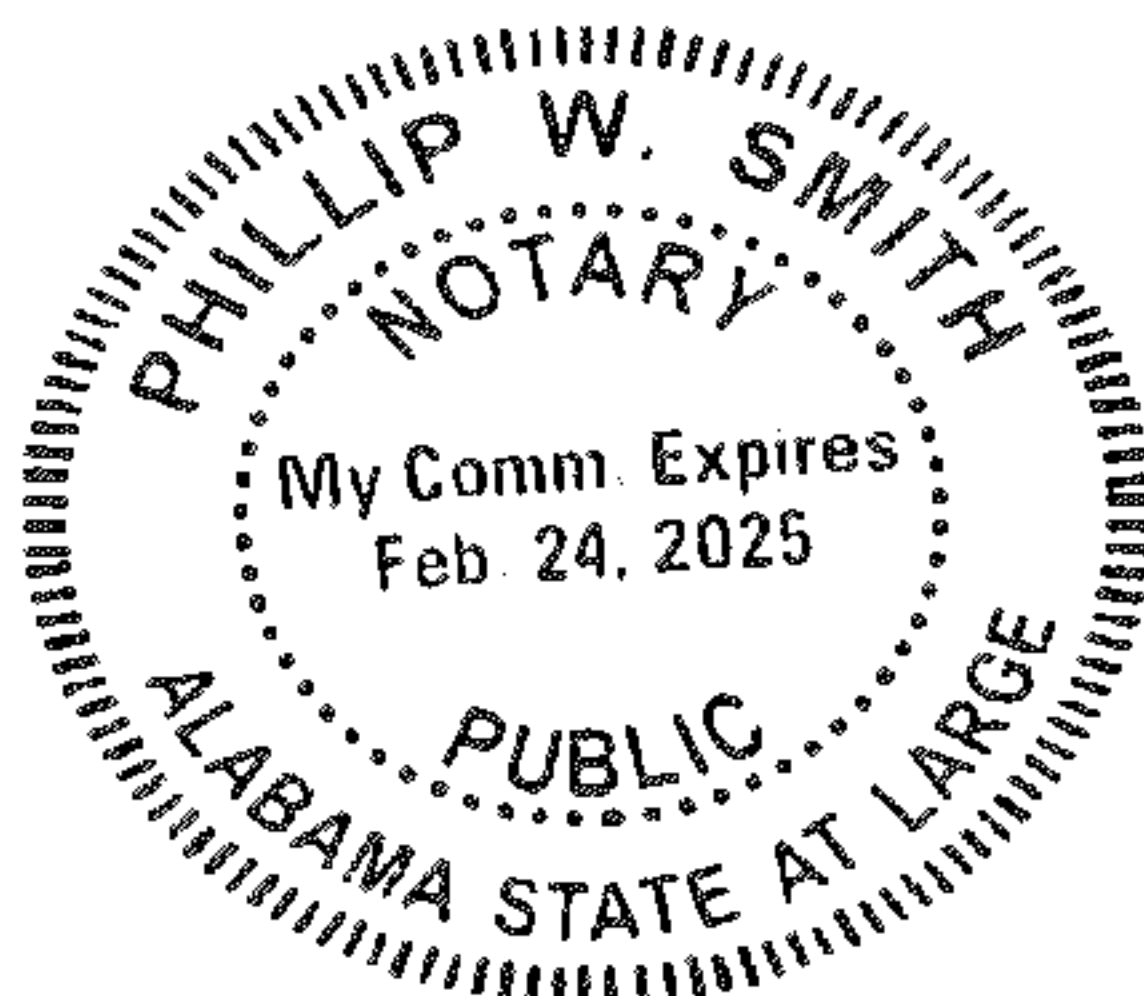
COUNTY JEFFERSON )

I, the undersigned, a Notary Public in and for said County, in said State, hereby certify that Paul Harold Kellogg, III whose name as personal representative of The Estate of Paul Harold Kellogg, Jr., deceased, Shelby County Case No. PR-2022-000797, Paul Harold Kellogg, III, devisee, Patrick Stewart Kellogg, devisee, and Priscilla Joy Richardson, devisee, in their individual capacities are signed to the foregoing conveyance, and who are known to me, acknowledged before me on this date, that, being informed of the contents of the conveyance, they, with full authority, executed the same voluntarily on the day the same bears date.

Given under my hand and official seal this 13 day of April, 2023.

Notary Public Signature  
NOTARY PUBLIC

My Commission Expires: 2-24-2025



**Real Estate Sales Validation Form***This Document must be filed in accordance with Code of Alabama 1975, Section 40-22-1*

Grantor's Name The Estate of Paul Harold Kellogg, Jr.,  
deceased, Shelby County Case No. PR-2022-000797, Paul Harold  
Kellogg, III, Patrick Stewart Kellogg, and Priscilla Joy Richardson  
 Mailing Address

Property Address 206 Dunrobin Cove  
Pelham, AL 35124

Grantee's Name Alexander Padfield and Traci Barlow  
Padfield

Mailing Address 206 Dunrobin Cove  
Pelham, AL 35124

Date of Sale April, 2023

Total Purchase Price \$340,000.00

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 4-13-2023

Print: Phillip W. Smith

☐ Unattested

(verified by)

Sign

(Grantor/Grantee/ Owner/ Agent) circle one



Filed and Recorded  
 Official Public Records  
 Judge of Probate, Shelby County Alabama, County  
 Clerk  
 Shelby County, AL  
 04/17/2023 09:11:59 AM  
 \$372.00 BRITTANI  
 20230417000108780

**Form RT-1**

*Allen S. Bayl*