

This instrument was prepared by

HARRISON, CONWILL, HARRISON & JUSTICE  
P. O. Box 557  
Columbiana, Alabama 35051

WARRANTY DEED

STATE OF ALABAMA  
SHELBY COUNTY

KNOW ALL MEN BY THESE PRESENTS:

That in consideration of Five Hundred and no/100 (\$500.00)-----DOLLARS

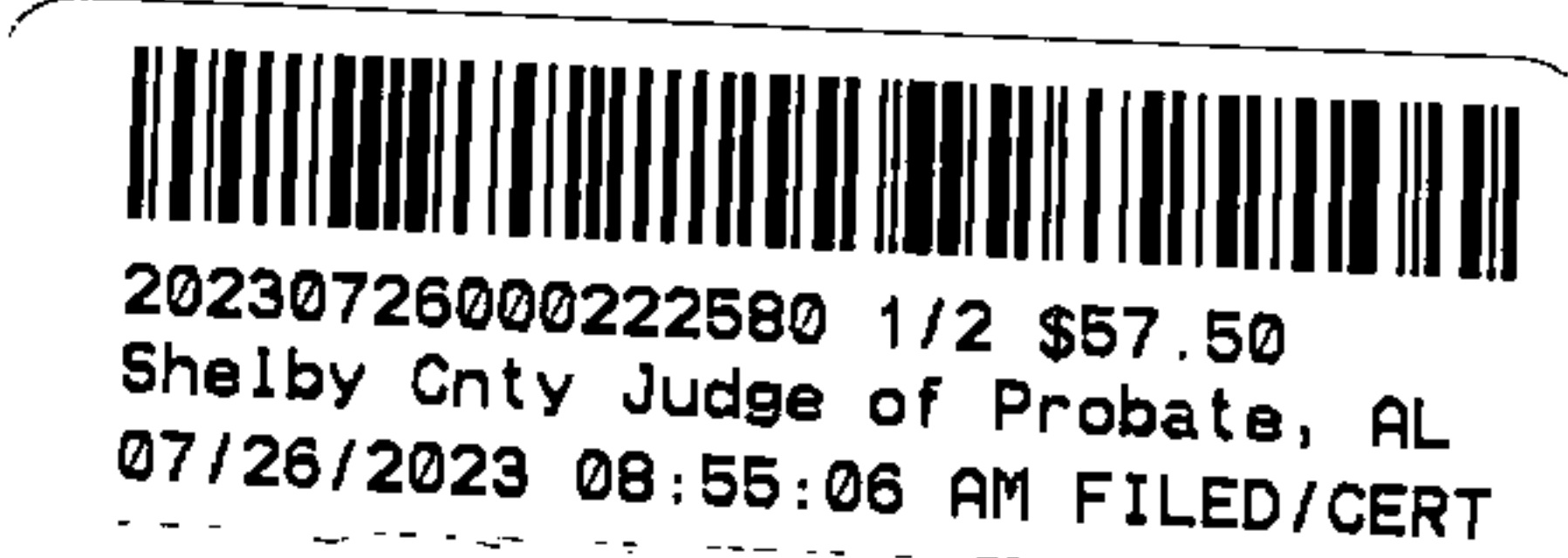
to the undersigned grantor (whether one or more), in hand paid by the grantee herein, the receipt whereof is acknowledged, I or we,

Don L. Adams and Lenita G. Adams

(herein referred to as grantor, whether one or more), grant, bargain, sell and convey unto

Don L. Adams

(herein referred to as grantee, whether one or more), the following described real estate, situated in  
Shelby County, Alabama, to-wit:



Lot No. 4 in Block 3 according to Glasscock's Subdivision of Spring Creek, according to the survey of J. R. McMillen dated August 19, 1957, and recorded in the Probate Office of Shelby County, Alabama.

Lot No. 5 in Block 3 according to Glasscock's Subdivision on Spring Creek and Coosa River which is located in the SE¼ or NE¼ of Section 12, Township 24 North, Range 15 East, the map of said subdivision being recorded in Map Book 4 page 23 in the Probate Office of Shelby County, Alabama.

Lot No. 6, in Block 3, according to Glasscock's Subdivision of Spring Creek, according to the survey of J. R. McMillen, dated August 19, 1957.

Subject to easements, restrictions and reservations of record.

This deed prepared without benefit of title evidence or survey.

Shelby County, AL 07/26/2023  
State of Alabama  
Deed Tax:\$32.50

TO HAVE AND TO HOLD to the said grantee, his, her or their heirs and assigns forever.

And I (we) do, for myself (ourselves) and for my (our) heirs, executors and administrators, covenant with said grantee, his, her or their heirs and assigns, that I am (we are) lawfully seized in fee simple of said premises; that they are free from all encumbrances, unless otherwise stated above; that I (we) have a good right to sell and convey the same as aforesaid; that I (we) will, and my (our) heirs, executors and administrators shall warrant and defend the same to the said grantee, his, her or their heirs and assigns forever, against the lawful claims of all persons.

IN WITNESS WHEREOF, I (we) have hereunto set my (our) hand(s) and seal(s) this  
day of 26 August, 2006.

(SEAL) Don L. Adams (SEAL)  
(SEAL) Lenita G. Adams (SEAL)  
(SEAL) (SEAL)

STATE OF ALABAMA  
SHELBY COUNTY

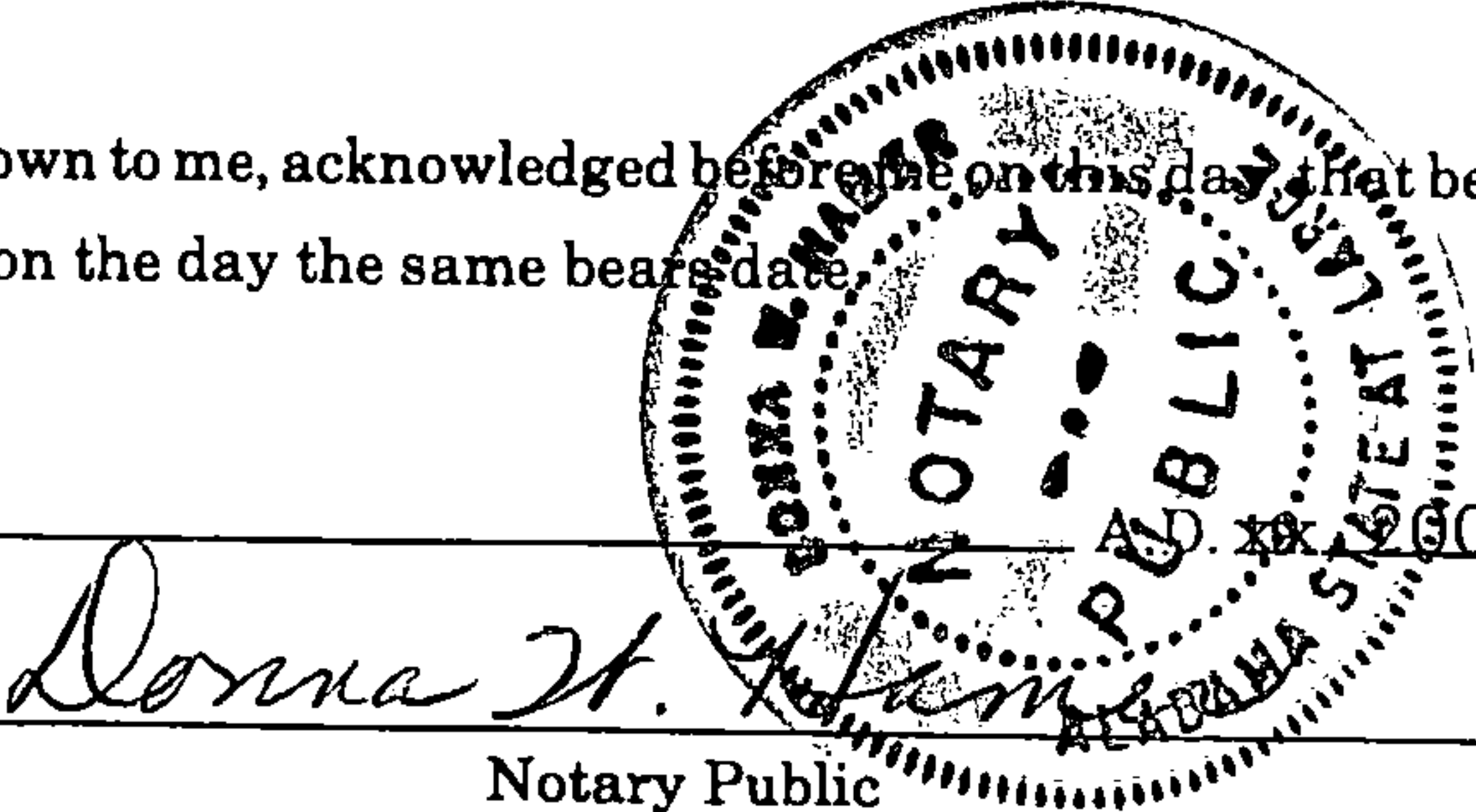
General Acknowledgment

I, THE UNDERSIGNED  
in said State, hereby certify that Don L. Adams and Lenita G. Adams a Notary Public in and for said County,

Whose name(s) are signed to the foregoing conveyance, and who are known to me, acknowledged before me on this day, that being informed of the contents of the conveyance, they executed the same voluntarily on the day the same bears date.

Given under my hand and official seal this 26th day of August

NOTARY PUBLIC STATE OF ALABAMA AT LARGE  
MY COMMISSION EXPIRES: Jan 21, 2007  
BONDED THRU NOTARY PUBLIC UNDERWRITERS



Notary Public





20230726000222580 2/2 \$57.50  
Shelby Cnty Judge of Probate, AL  
07/26/2023 08:55:06 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 Lenita G. Adams  
Mailing Address 361 Binkley Dr.  
Nashville, TN 37211

Grantee's Name Don L. Adams  
Mailing Address 748 Chambers Springs Rd  
Waverly, TN 37185

Property Address 35 Starboard Dr.  
Shelby, AL 35143

Date of Sale 8-26-2006  
Total Purchase Price \$ \_\_\_\_\_

or  
Actual Value \$ \_\_\_\_\_

or  
Assessor's Market Value \$ 32,110.00

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 7-18-23

Print Tina Bray

☐ Unattested

Sign

Tina Bray

(verified by)

(Grantor/Grantee/Owner/Agent) circle one

Form RT-1