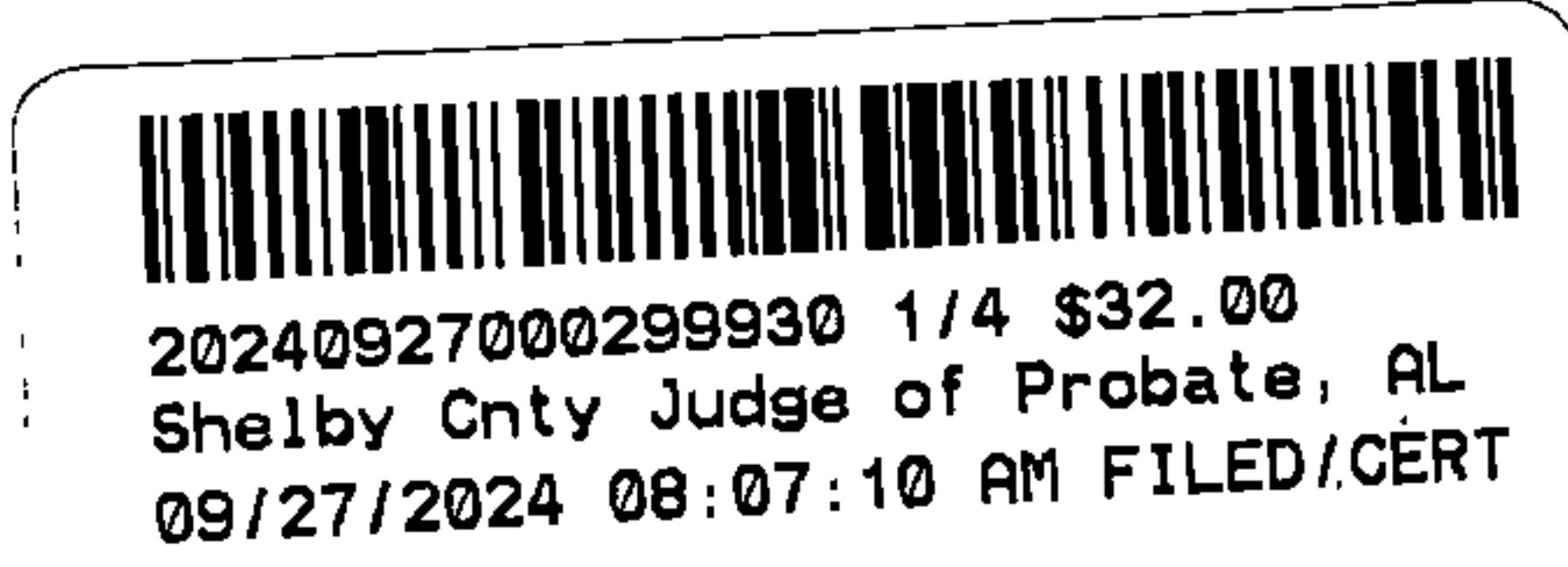


THIS DEED PREPARED WITHOUT BENEFIT OF A SURVEY OR A TITLE SEARCH.

Send Tax Notice to:
Christopher Michael Carlisle
1920 Deo Dara
Hoover, AL 35226

DEED OF DISTRIBUTION

STATE OF ALABAMA)
JEFFERSON COUNTY)



THIS DEED made and entered into the 13th day of August, 2024, by Christopher Michael Carlisle, as Personal Representative of the Estate of Diane Wehby Carlisle, deceased (at times referred to as "Grantor"), to GRANTEE, Christopher Michael Carlisle, a married man (at times referred to as "Grantee").

RECITALS

1. Diane Wehby Carlisle, deceased, died testate on June 29, 2021, in Jefferson County, Alabama.
2. The Decedent's Estate is being administered in the Probate Court of Jefferson County, Alabama, Case Number 22 BMH 00463. Christopher Michael Carlisle, as the Decedent's son, was appointed as Personal Representative and granted Letters Testamentary on the Estate of the Decedent on February 28, 2022. This conveyance is according to the terms of the decedent's Last Will and Testament.
3. The Decedent died seized and possessed of certain real property situated in Jefferson County, Alabama, more particularly described below.

NOW, THEREFORE, KNOW ALL MEN BY THESE PRESENTS, that, in consideration of the premises, and for and in consideration of the sum of Ten Dollars (\$10.00) and other good and valuable consideration to Christopher Michael Carlisle, as Personal Representative of the Estate of Diane Wehby Carlisle, deceased (at times referred to as "Grantor") in hand paid by Christopher Michael Carlisle (hereinafter referred to as "Grantee"), the receipt of which is hereby acknowledged, the said Grantor does by these presents GRANT, BARGAIN, SELL and CONVEY unto the said Grantee, his heirs and assigns, all of the Grantor's interest in the following described property situated in Jefferson County, Alabama, to-wit:

LEGAL DESCRIPTION

See Attached Exhibit "A" for Legal Description.

SUBJECT TO:

1. Ad valorem taxes for the current tax year and subsequent years.
2. All recorded easements, restrictions, encumbrances, liens, rights-of-way, permits of record, covenants, if any, and other matters of record in the Probate Office of Jefferson County, Alabama.



20240927000299930 2/4 \$32.00
Shelby Cnty Judge of Probate, AL
09/27/2024 08:07:10 AM FILED/CERT

Deed Reference: 1999-27596, July 1, 1999, Shelby County Judge of Probate.

TO HAVE AND TO HOLD to the said Grantee, his beneficiaries, successors, and assigns.

NOTE: This instrument is executed by the Grantor solely in his representative capacity named herein, and neither this instrument nor anything contained herein shall be construed as creating any indebtedness or obligation on the part of the Grantor and the Grantor expressly limits his liability hereunder to the property now or hereafter held by him in his representative capacity named.

IN WITNESS WHEREOF, the Grantor has executed this conveyance by setting his signature hereto this the 13th day of August, 2024.

"Grantor"

Christopher Michael Carlisle, as Personal
Representative of the Estate of Diane Wehby Carlisle,
deceased

STATE OF ALABAMA)

JEFFERSON COUNTY)

I, the undersigned authority, a Notary Public in and for said State in said County, hereby certify that Christopher Michael Carlisle, as Personal Representative of the Estate of Diane Wehby Carlisle, deceased, 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 said instrument, he, as such Personal Representative and with full authority, executed the same voluntarily on the day the same bears date for the act of said Estate.

Given under my hand and official seal this the 13th day of August, 2024.

Notary Public

My Commission Expires: Feb 6, 2027

This instrument prepared by:

Kallie C. Lunsford
RILEY & JACKSON, P.C.
3530 Independence Drive
Birmingham, Alabama 35209
(205) 879-5000

Exhibit "A"
Legal Description


20240927000299930 3/4 \$32.00
Shelby Cnty Judge of Probate, AL
09/27/2024 08:07:10 AM FILED/CERT

PARCEL A :

Lot 4, Jewell's Subdivision as recorded in Map Book 19, page 5, in the Office of the Judge of Probate of Shelby County, Alabama, and described by metes and bounds as follows: Commence at the Northwest corner of the Northeast Quarter of the Northwest Quarter of Section 3, Township 22 South, Range 2 West, Shelby County, Alabama, and run thence Southerly along the West line of said Quarter-Quarter a distance of 288.92 feet to a point; thence turn 104 degrees 49 minutes 10 seconds left and run East-Northeasterly along the South line of said Lot 4 of Jewell's Subdivision a distance of 1438.72 feet to a steel rebar corner on the West margin of Shelby County Highway No. 42; thence turn 81 degrees 31 minutes 13 seconds left and run Northerly along said margin of said Highway a distance of 300.00 feet to a steel rebar corner; thence turn 84 degrees 16 minutes 14 seconds left and run Westerly a distance of 1347.87 feet to a steel rebar corner; thence turn 87 degrees 49 minutes 12 seconds left and run Southerly a distance of 363.01 feet to the point of beginning.

LESS AND EXCEPT THE FOLLOWING DESCRIBED PARCEL:

PARCEL B:

A part of Lot 4, Jewell's Subdivision as recorded in Map Book 19, page 5, in the Office of the Judge of Probate of Shelby County, Alabama, and described by metes and bounds as follows:

Commence at the Northwest corner of the Northeast Quarter of the Northwest Quarter of Section 3, Township 22 South, Range 2 West, Shelby County, Alabama, and run thence Southerly along the West line of said Quarter-Quarter a distance of 288.92 feet to a point; thence turn 104 degrees 49 minutes 10 seconds left and run East-Northeasterly along the South line of said Jewell's Subdivision a distance of 636.19 feet to a point; thence turn 90 degrees 00 minutes 00 seconds left and run North-Northwesterly a distance of 93.37 feet to a steel rebar corner and the point of beginning of the property being described; thence turn 10 degrees 56 minutes 55 seconds right and run Northerly a distance of 210.00 feet to a steel rebar corner; thence turn 90 degrees 00 minutes 00 seconds right and run Easterly a distance of 210.00 feet to a steel rebar; thence turn 90 degrees 00 minutes 00 seconds right and run Southerly a distance of 210.00 feet to a steel rebar corner; thence turn 90 degrees 00 minutes 00 seconds right and run Westerly a distance of 210.00 feet to the point of beginning.

Together with a non-exclusive 30- foot wide easement for ingress and egress to Parcel B, the centerline of which is described as follows:

An easement being 15.0 feet on either side of said centerline:

Commence at the Northwest corner of the Northeast Quarter of the Northwest Quarter of Section 3, Township 22 south, Range 2 West, Shelby County, Alabama, and run thence Southerly along the West line of said Quarter- Quarter a distance of 288.92 feet to a point; thence turn 104 degrees 49 minutes 10 seconds left and run East-Northeasterly along the South line of said Jewell's Subdivision a distance of 636.19 feet to a point; thence turn 90 degrees 00 minutes 00 seconds left and run North-Northwesterly a distance of 93.37 feet to a steel rebar corner; thence turn 10 degrees 56 minutes 55 seconds right and run Northerly a distance of 210.00 feet to a steel rebar corner; thence turn 90 degrees 00 minutes 00 seconds right and run Easterly a distance of 27.10 feet to a point; thence turn 90 degrees 00 minutes 00 seconds left and run Northerly a distance of 15.00 feet to a point in the centerline of an existing gravel driveway and the point of beginning on the centerline of a thirty foot wide access easement; thence turn 90 degrees 00 minutes 00 seconds right and run 184.20 feet to a point; thence turn 01 degrees 29 minutes 00 seconds left and run along centerline of said existing driveway 267.53 feet to a point; thence turn 09 degrees 27 minutes 45 seconds left and continue along the centerline of said driveway 142.97 feet to a point; thence turn 17 degrees 16 minutes 48 seconds left and continue along centerline of existing driveway 114.39 feet to a point; thence turn 10 degrees 44 minutes 18 seconds right and run 48.72 feet to a point; thence turn 20 degrees 37 minutes 54 seconds rights and run Easterly along centerline of existing gravel driveway a distance of 29.98 feet to the intersection of said driveway with the Westerly right of way line of Highway No. 42 and the end of required easement.

According to survey of Joseph E. Conn, Jr., RLS #9049, dated June 29, 1999.

Real Estate Sales Validation Form

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

Grantor's Name Christopher Michael Carlisle
Mailing Address PR Estate of Diane Wehby Carlisle
1920 Deo Dara
Hoover, AL 35226

Grantee's Name Christopher Michael Carlisle
Mailing Address 1920 Deo Dara
Hoover, AL 35226

Property Address No Address

Date of Sale _____
Total Purchase Price \$ _____

or
Actual Value \$ _____

or
Assessor's Market Value \$ 42,460



20240927000299930 4/4 \$32.00
Shelby Cnty Judge of Probate, AL
09/27/2024 08:07:10 AM FILED/CERT

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 Per Estate

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 09/27/2024

Print Christopher Michael Carlisle

☐ Unattested

Sign _____

(verified by)

(Grantor/Grantee/Owner/Agent) circle one

Form RT-1