

**This Document Prepared By:**

Derrick Snead  
1711 20th Avenue  
Calera, AL 35040

**After Recording Send Tax Notice To:**

Derrick Snead  
1711 20th Avenue  
Calera, AL 35040

Assessor's Parcel Number: 35 2 03 1 001 004.000

**WARRANTY DEED**

STATE OF ALABAMA

KNOW ALL MEN BY THESE PRESENTS:

SHELBY COUNTY

THAT in consideration of TWO HUNDRED FIFTEEN THOUSAND AND NO/100 DOLLARS (\$215,000.00), to the undersigned grantor (whether one or more), in hand paid by the grantee herein, the receipt whereof is acknowledged, I or we, Gary Dean Bolton and Pamela K. Bolton, husband and wife, as joint tenants with rights of survivorship, (herein referred to as grantor, whether one or more), whose mailing address is 2541 16th Street, Calera, AL 35040, grant, bargain, sell and convey unto Derrick Snead, a single man, (herein referred to as grantee, whether one or more), whose mailing address is 1711 20th Avenue, Calera, AL 35040, the following described real estate, situated in Shelby County, AL, to wit:

SEE EXHIBIT "A" ATTACHED HERETO AND BY THIS REFERENCE MADE A PART HEREOF.

COMMONLY known as: 1711 20th Avenue, Calera, AL 35040

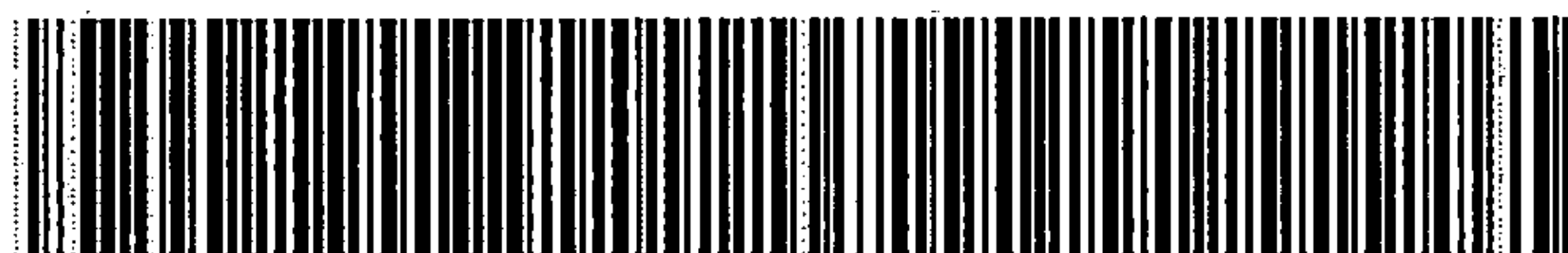
TO have and to hold to the said grantee, his, her or their heirs and assigns forever.

The land described herein (You must make a selection):

\_\_\_\_\_ is homestead property of the said Grantor

fb is **NOT** homestead property of the said Grantor

Subject To: Restrictions, Conditions, Covenants, Rights, Rights of Way, and easements now of record, if any.



PRO 74178898 WD101 01 0103

(Attached to and becoming a part of Warranty Deed dated 10/8/2024 between Gary Dean Bolton and Pamela K. Bolton, husband and wife, as joint tenants with rights of survivorship, as Seller(s) and Derrick Snead, a single man, as Purchaser(s).)

AND I (we) do for myself (ourselves) and for my (our) heirs, executors, and administrators covenant with the said GRANTEES, 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 noted 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 GRANTEES, their heirs and assigns forever, against the lawful claims of all persons.

IN WITNESS WHEREOF, Gary Dean Bolton and Pamela K. Bolton have hereunto set my (our) hand(s) and seal(s), this 8 day of October, 2024.

Gary Dean Bolton  
Gary Dean Bolton

Pamela K. Bolton  
Pamela K. Bolton

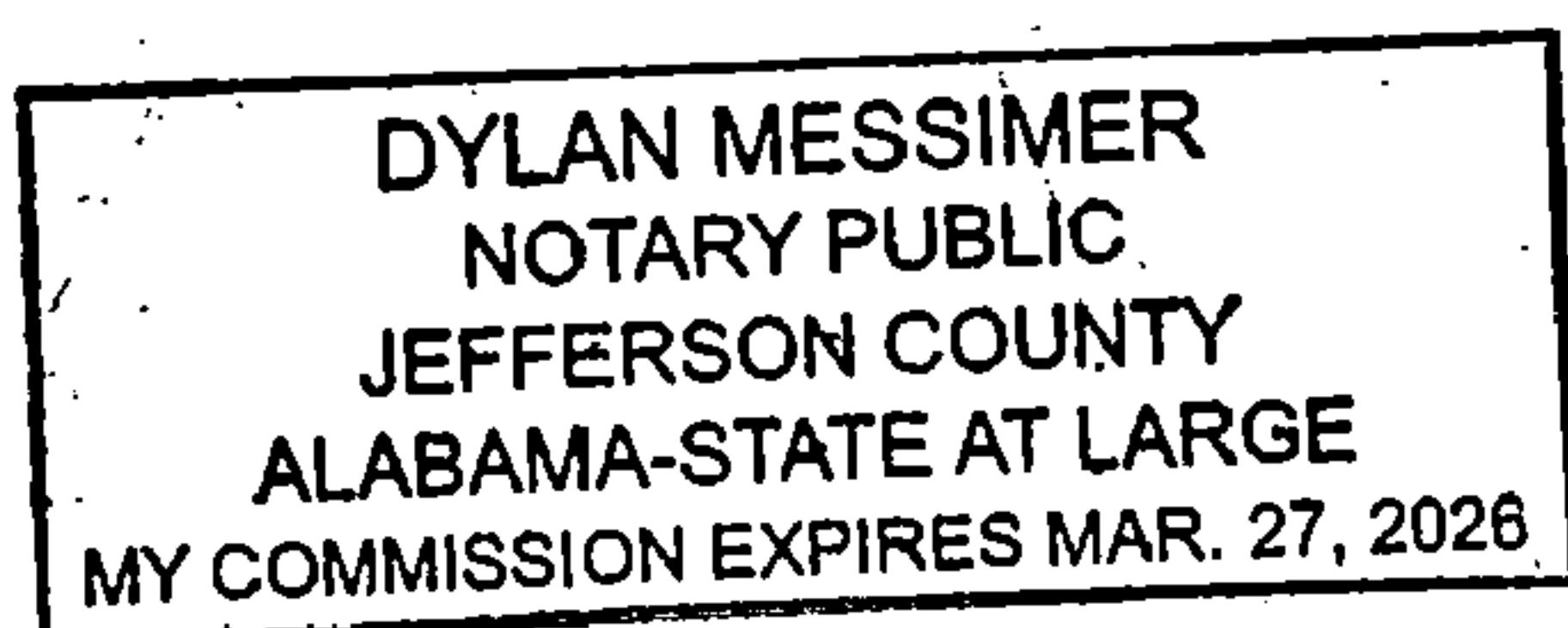
### General Acknowledgement

STATE OF Alabama )  
COUNTY OF Shelby ) SS

I, Dylan Messimer a Notary Public in and for said County, in said State, hereby certify that Gary Dean Bolton and Pamela K. Bolton, whose name(s) is/are signed to the foregoing conveyance and who is/are known to me, acknowledged before me on this day, that, being informed of the contents of the above and foregoing conveyance, he/she/they executed the same voluntarily on the day the same bears date.

NOTARY STAMP/SEAL

Given under my hand and official seal of office this 8 day of October, 2024.



Dylan Messimer  
NOTARY PUBLIC  
My Commission Expires: 3/27/2026



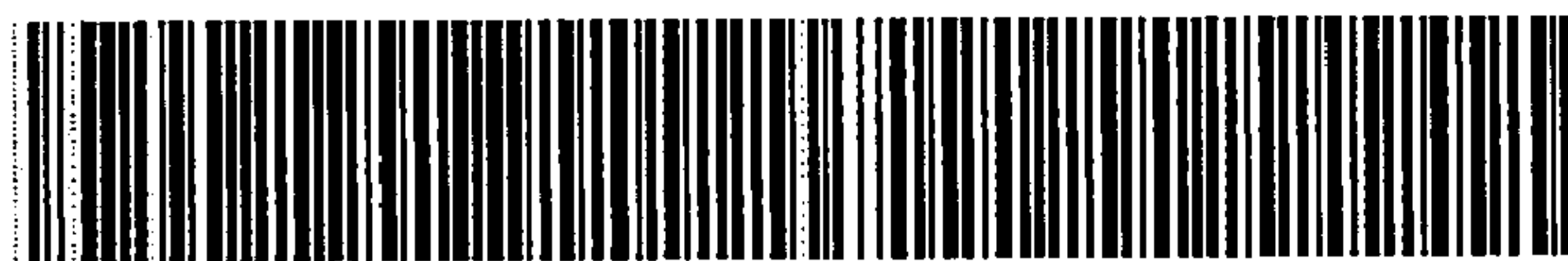
PRO 74178898 WD101 01 0203

**EXHIBIT "A"**  
**LEGAL DESCRIPTION**

Land situated in the County of Shelby in the State of AL

LOTS 5, 6, 7 AND 8, BLOCK 263, PAGE 1, ACCORDING TO THE SURVEY OF DUNSTAN'S MAP OF THE TOWN OF CALERA, ALABAMA, BEING SITUATED IN SHELBY COUNTY, ALABAMA.

Source of Title Ref.: Deed: Recorded June 23, 2014; Doc. No. 20140623000188580



PRO 74178898 WD101 01 0303

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

Grantor's Name Gary Dean Bolton and\*  
 Mailing Address 2541 16th Street  
Calera, AL 35040  
\*Pamela K. Bolton

Grantee's Name Derrick Snead  
 Mailing Address 1711 20th Avenue  
Calera, AL 35040

Property Address 1711 20th Avenue  
Calera, AL 35040

Date of Sale 10-8-24  
 Total Purchase Price \$ 215,000.00

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

or  
 Assessor's Market Value \$ \_\_\_\_\_



Filed and Recorded  
 Official Public Records  
 Judge of Probate, Shelby County Alabama, County  
 Clerk  
 Shelby County, AL  
 10/16/2024 12:53:48 PM  
 \$35.50 BRITTANY  
 20241016000324770

*Brittany*

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 10-8-24

Print GARY D. BOLTON PAMELA K. BOLTON

Sign GARY D. BOLTON PAMELA K. BOLTON  
 (Grantor/Grantee/Owner/Agent) circle one

Unattested

(verified by)

Print Form

Form RT-1