



20250221000052090 1/3 \$214.00  
Shelby Cnty Judge of Probate, AL  
02/21/2025 12:28:04 PM FILED/CERT

SEND TAX NOTICE TO:  
WILLIAM W. BRAXTON and REBECCA L. BRAXTON, as co-Trustees  
THE BRAXTON REVOCABLE LIVING TRUST  
219 Moss Stone Ln.  
Calera, AL 35040

THIS INSTRUMENT PREPARED BY:  
Nicholas V. Caulder, Esq.  
Caulder & Gray, LLC  
1950 Stonegate Drive, Ste. 240  
Vestavia Hills, AL 35242

**THE PREPARATION OF THIS DOCUMENT DOES NOT CONSTITUTE AN EXAMINATION OF TITLE  
AS TO THE PROPERTY DESCRIBED HEREIN. THE PREPARER OF THIS DEED MAKES NO  
GUARANTEES CONCERNING EITHER THE ACCURACY OF THIS DESCRIPTION OR THE  
OWNERSHIP OF THIS PROPERTY.**

*LEGAL DESCRIPTION PROVIDED BY GRANTOR(S)*

### **WARRANTY DEED**

**STATE OF ALABAMA**

)

**COUNTY OF SHELBY**

)

KNOW ALL MEN BY THESE PRESENTS, that for and in consideration of the sum of **TEN DOLLARS (\$10.00)**, and other valuable consideration to the grantor, in hand paid by the grantees herein, the receipt whereof is acknowledged, we, **WILLIAM W. BRAXTON** and **REBECCA L. BRAXTON**, a married couple (hereinafter referred to as Grantors), do hereby grant, bargain, sell and convey unto **WILLIAM W. BRAXTON** and **REBECCA L. BRAXTON**, as co-Trustees of **THE BRAXTON REVOCABLE LIVING TRUST** dated FEB 13, 2025 (hereinafter referred to as Grantee) with Grantors **WILLIAM W. BRAXTON** and **REBECCA L. BRAXTON** retaining a life estate, the following described real estate, situated in Shelby County, Alabama, to-wit:

Lot 193, according to the Final Plat Stonecreek, Phase 4, as recorded in Map Book 37, Page 44, in the Probate Office of Shelby County, Alabama.

SUBJECT TO existing easements, current taxes, restrictions and covenants, set-back lines and rights of way, if any, of record.

Subject property known as: 219 Moss Stone Lane, Calera, AL 35040

THIS CONVEYANCE transfers to Grantee a remained interest only. Grantors **WILLIAM W. BRAXTON** and **REBECCA L. BRAXTON** hereby reserve a life estate in the lands herein described so long as he shall live.

TO HAVE AND TO HOLD to said GRANTEE, its successors and assigns, forever, with all singular the rights, tenements, hereditaments and appurtenances thereunto belonging or in anywise

Shelby County, AL 02/21/2025  
State of Alabama  
Deed Tax: \$185.00



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appertaining unto the Grantee.

GRANTOR does for myself and my heirs, personal representatives, executors and assigns, covenant with said GRANTEE, its successors and assigns, that Grantor are lawfully seized in fee simple of said premises; that said premises are free from all encumbrances, unless otherwise stated above; that Grantor have a good right to sell and convey the same as aforesaid; that Grantor will, and our heirs and assigns shall warrant and defend the same to the said grantee, its successors and assigns forever, against the lawful claims of all persons.

[ ] The property herein conveyed **is not** part of the homestead of Grantor as the term "homestead" is defined and used in Alabama Code Sections 6-10-2, 3 (1975) as amended, or

[ ] The property herein conveyed **is** part of the homestead of Grantor.

The then-acting Trustee has the power and authority to encumber or otherwise to manage and dispose of the hereinabove-described real property; including, but not limited to, the power to convey.

IN WITNESS WHEREOF, I have hereunto set my hand and seal effective as of the 13 day of February, 2025.

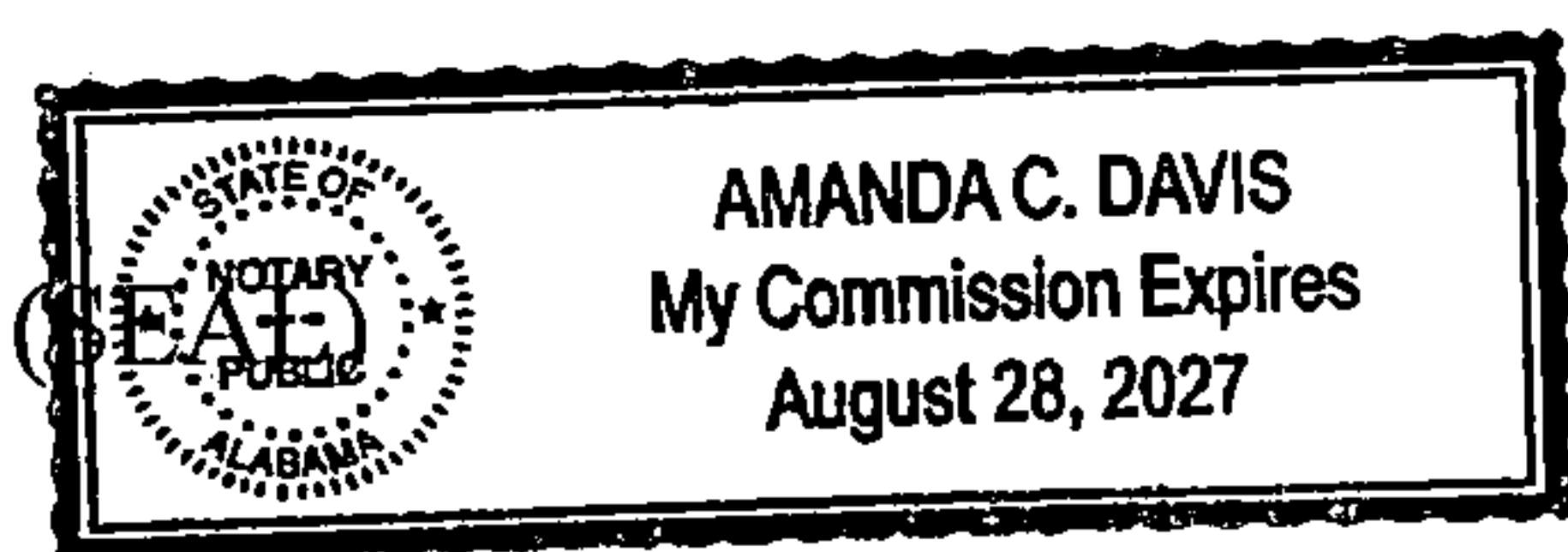
  
**WILLIAM W. BRAXTON** (Grantor)


  
**REBECCA L. BRAXTON** (Grantor)

STATE OF ALABAMA )  
 )  
COUNTY OF SHELBY )

I, the undersigned authority, a Notary Public in and for said County in said State, hereby certify that **WILLIAM W. BRAXTON**, and **REBECCA L. BRAXTON**, a married couple, whose names are signed to the foregoing conveyance, and who is 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 13 day of February, 2025



  
Notary Public  
Commission Expires: 08/28/2027



# Real Estate Sales Validation Form



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This Document must be filed in accordance with Code of Alabama 1

Grantor's Name William W Braxton  
Mailing Address 219 Moss Stone Ln  
Calera, AL 35040

Grantee's Name THE BRAXTON REVOCABLE  
Mailing Address LIVING TRUST  
219 Moss Stone Ln  
Calera AL 35040

Property Address 219 Moss Stone Ln  
Calera, AL 35040

Date of Sale \_\_\_\_\_  
Total Purchase Price \$ \_\_\_\_\_

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

or  
Assessor's Market Value \$ 185,000

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 02/21/25

Print William W Braxton William W. Braxton

Sign William W Braxton  
(Grantor/Grantee/Owner/Agent) circle one

Unattested

(verified by)