

This instrument prepared by:

Send Tax Notice To:

Mr. Jackson M. Payne
Leitman, Siegal & Payne, P.C.
1927 First Avenue North, Suite 101
Birmingham, Alabama 35203

The Thomas Brad and Anne
Williams Bishop 2025
Declaration of Trust
150 Valley View Drive
Indian Springs, AL 35124

STATE OF ALABAMA)

SHELBY COUNTY)

KNOW ALL MEN BY THESE PRESENTS, that in consideration of ten dollars (\$10.00) and other good and valuable considerations to Thomas Brad Bishop and wife, Anne Williams Bishop (herein called the "Grantors"), in hand paid by Thomas Brad Bishop and Anne Williams Bishop, as trustees of The Thomas Brad and Anne Williams Bishop 2025 Declaration of Trust (herein called the "Grantee"), the receipt and sufficiency of which are hereby acknowledged, the Grantors do hereby grant, bargain, sell and convey unto the Grantee, the following described real estate, situated in Shelby County, Alabama, to-wit:

Lot 16, Brookstone Estates, the map of which is recorded in the Probate Office of Shelby County, Alabama, in Map Book 4, Page 53.

LESS AND EXCEPT: Lot Number 16 B of the Bishop Resurvey, being a resurvey of Lot 16 of Brookstone Estates, as recorded in Map Book 41, Page 72, in the Probate Office of Shelby County, Alabama.

TO HAVE AND TO HOLD, unto the Grantee, its successors and assigns forever, SUBJECT TO (i) liens for ad valorem taxes due October 1, 2025 and thereafter, and (ii) easements, restrictions, and rights-of-way of record.

And the Grantors do for themselves, and for their heirs, personal representatives and assigns, covenant with the Grantee, its successors and assigns, that they are lawfully seized in fee simple of said premises; that said premises are free from all encumbrances, unless otherwise noted above; that they have a good right to sell and convey the same as aforesaid; that they will, and their heirs, personal representatives, and assigns shall, warrant and defend the same unto the Grantee, his successors and assigns forever against the lawful claims of all persons except those claiming under the aforesaid encumbrances.

IN WITNESS WHEREOF, I have hereunto set my hand and seal on this 29th
day of April, 2025.

Thomas Brad Bishop
Thomas Brad Bishop

Anne Williams Bishop
Anne Williams Bishop

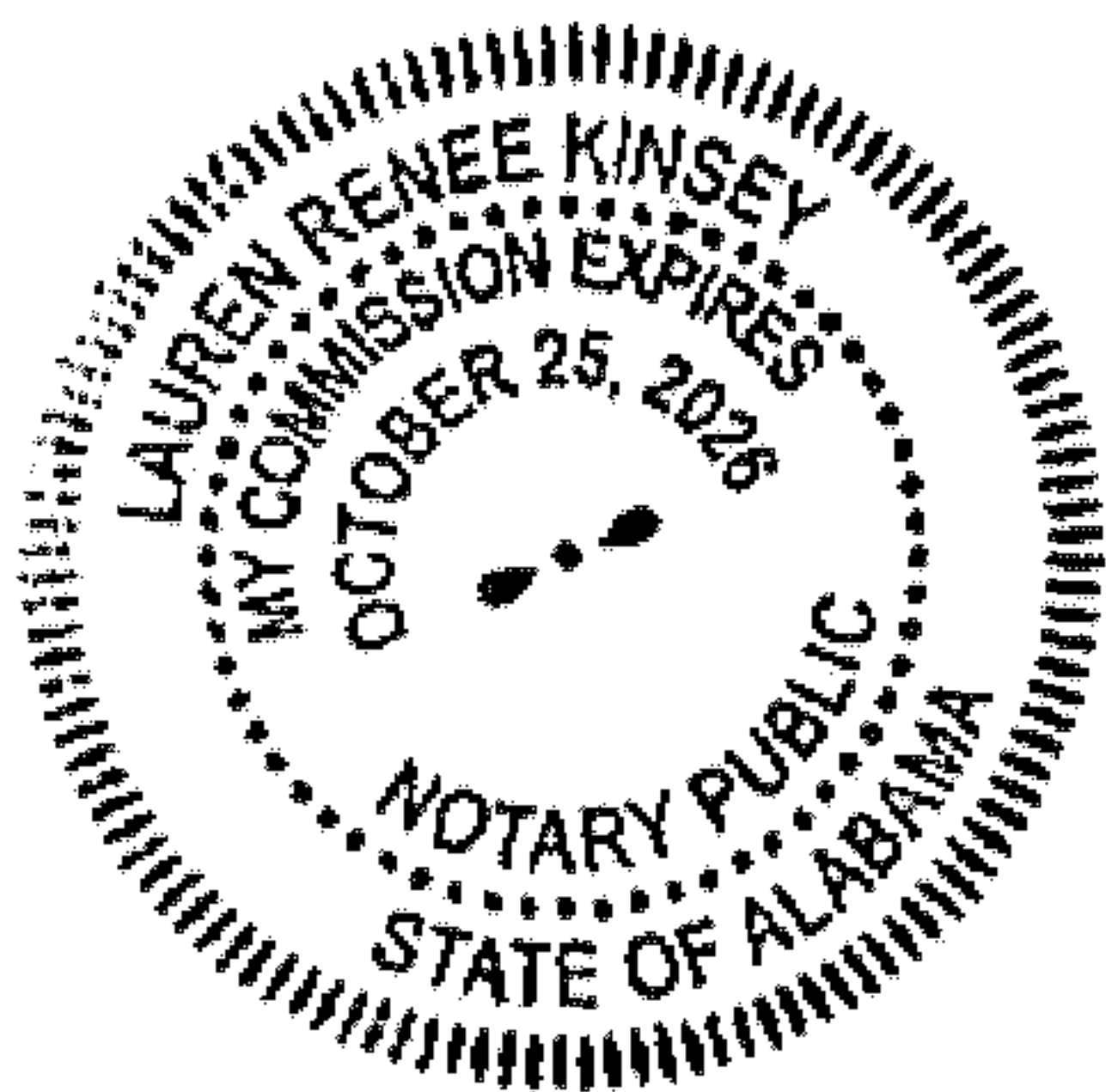
STATE OF ALABAMA)

~~SHELBY COUNTY~~)
Jefferson

I, the undersigned, a Notary Public in and for said County, in said State, hereby certify that Thomas Brad Bishop and wife, Anne Williams Bishop, whose names are signed to the foregoing instrument and who are known to me, acknowledged before me on this day that, being informed of the contents of this instrument, they executed the same voluntarily on the day the same bears date.

Given under my hand this 29th day of April, 2025.

Lauren Kinsey
Notary Public
My commission expires: 10/25/26



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

Grantor's Name	<u>Thomas Brad Bishop</u>	Grantee's Name	<u>Thomas Brad and Anne</u>
Mailing Address	<u>Anne Williams Bishop</u>	Mailing Address	<u>Williams Bishop 2025 Trust</u>
	<u>150 Valley View Drive</u>		<u>150 Valley View Drive</u>
	<u>Indian Springs, AL 35124</u>		<u>Indian Springs, AL 35124</u>
Property Address	<u>150 Valley View Drive</u>	Date of Sale	<u></u>
	<u>Indian Springs, AL 35124</u>	Total Purchase Price	<u>\$</u>
	<u></u>	or	
		Actual Value	<u>\$</u>
		or	
		Assessor's Market Value	<u>\$717,400.00</u>

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

 ☐ Appraisal
☐ Sales Contract

 ☒ Other Assessor's Market Value
☐ Closing Statement

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 May 8, 2025

Print: Meredith W. HallSign: Meredith Hall

Attorney

Unattested(verified by)

Filed and Recorded
 Official Public Records
 Judge of Probate, Shelby County Alabama, County
 Clerk
 Shelby County, AL
 05/13/2025 09:31:56 AM
 \$746.50 BRITTANI
 20250513000143870

*Allen S. Bayl***Form RT-1**