



IN WITNESS WHEREOF, said Grantor has hereunto set its hand and seal this the 7 day of August, 2025.

**WILLIAM S. BARBER & ASSOCIATES, INC.**

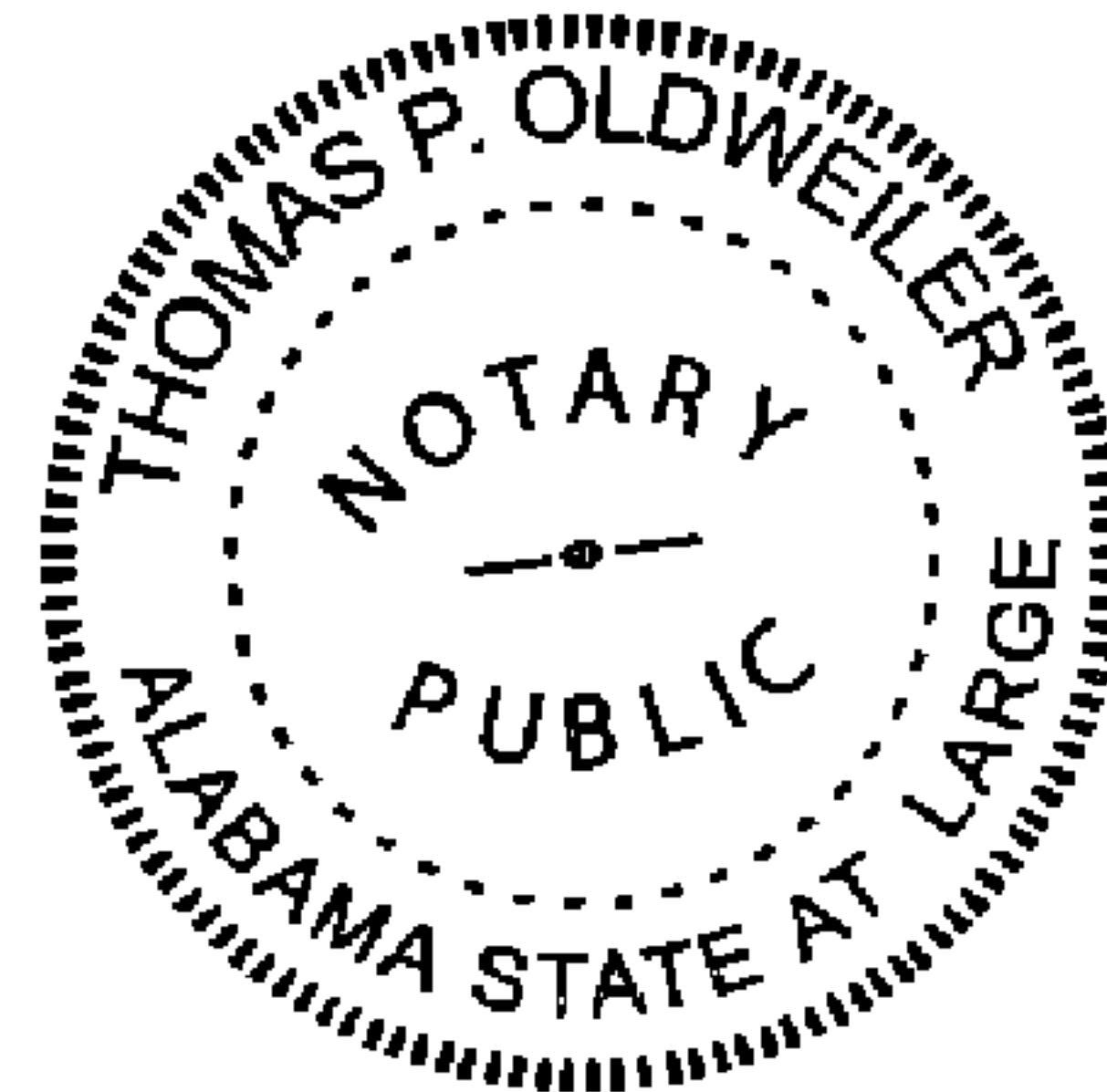
*Susan Barber Franklin*  
By: **SUSAN BARBER FRANKLIN**  
Its: **CEO**

STATE OF ALABAMA )  
COUNTY OF MOBILE )

I, the undersigned, a Notary Public, in and for said County and State, hereby certify that **SUSAN BARBER FRANKLIN**, as **CEO** of **WILLIAM S. BARBER & ASSOCIATES, INC.**, whose name 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 the instrument, she, as such officer, and with full authority, executed the same voluntarily for and as the act of said corporation, on the day the same bears date.

IN WITNESS WHEREOF, I have hereunto set my hand and seal this the 7 day of August, 2025

*Thomas P. Oldweiler*  
NOTARY PUBLIC  
My commission expires: 3.29.26



## **Exhibit A**

### **Legal Description**

A parcel of land located in the Southeast 1/4 of the Northeast 1/4 of Section 14, Township 20 South, Range 3 West, Shelby County, Alabama, more particularly described as follows: Commence at the Northeast corner of said 1/4 1/4 Section; thence turn an interior clockwise angle of 69 deg. 03 min. 45 sec. as measured from the East line of said 1/4 1/4 Section and run in a Southwesterly direction for a distance of 777.02 feet to a point; thence turn an angle to the right of 17 deg. 35 min. 30 sec. and run in a Westerly direction for a distance of 86.43 feet to the point of beginning, said point being an iron pin set; thence continue along last stated course for a distance of 71.41 feet to an iron pin set; thence turn an angle to the left of 73 deg. 34 min. 46 sec. and run in a Southwesterly direction for a distance of 232.65 feet to a PK nail set; thence turn an angle to the left of 88 deg. 50 min. 00 sec. and run in a Southeasterly direction for a distance of 68.51 feet to a PK nail set; thence turn an angle to the left of 91 deg. 10 min. 00 sec. and run in a Northeasterly direction for a distance of 254.24 feet to the point of beginning; being situated in Shelby County, Alabama.

### Real Estate Sales Validation Form

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

Grantor's Name WILLIAM S. BARBER & ASSOCIATES, INC.

Grantee's Name WELCH PROPERTIES, LLC

Mailing Address 10 DRURY LANE  
MOBILE, AL 36608

Mailing Address 814 TARA DRIVE  
COLUMBIANA, AL 35051

Property Address 211 INDUSTRIAL PARK DRIVE  
PELHAM, AL 35124

Date of Sale August 8, 2025

Total Purchase Price \$375,000.00

or

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

or

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

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 August 8, 2025

Print Malcolm S. McLeod

Unattested  
  
(verified by)

Sign   
(Grantor/Grantee/Owner/Agent) circle one

File 250480



Filed and Recorded  
Official Public Records  
Judge of Probate, Shelby County Alabama, County  
Clerk  
Shelby County, AL  
08/11/2025 01:10:57 PM  
\$281.00 JOANN  
20250811000244980

Form RT-1  
Alabama 08/2012 LSS

*Allen S. Bayl*