

THIS INSTRUMENT WAS PREPARED WITHOUT BENEFIT OF TITLE.
LEGAL DESCRIPTION WAS PROVIDED BY GRANTOR.

This Instrument was prepared by:
Mike T. Atchison
P O Box 822
Columbiana, AL 35051

Send Tax Notice to:
Charles C. Crumpton
544 Hwy 97
Columbiana AL
35051

WARRANTY DEED, JOINT TENANTS WITH RIGHT OF SURVIVORSHIP

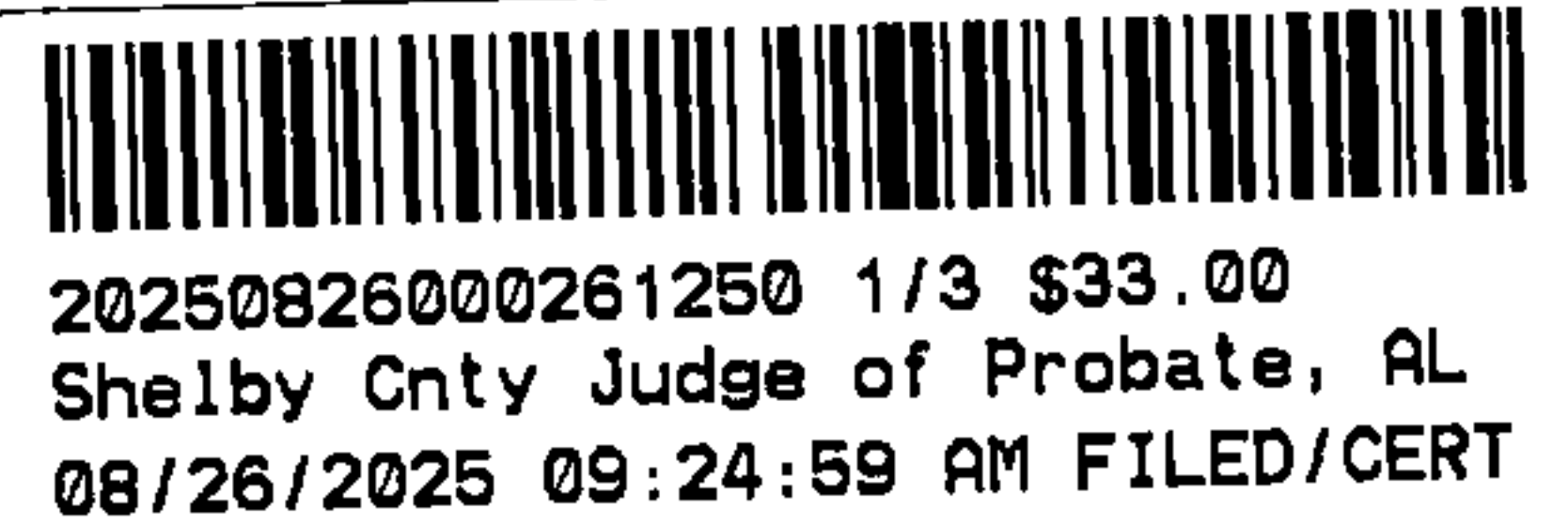
STATE OF ALABAMA)
COUNTY OF SHELBY)

KNOW ALL MEN BY THESE PRESENTS, That in consideration **FIVE THOUSAND AND NO/00 DOLLARS (\$5,000.00)**, and other good and valuable considerations to the undersigned grantor (whether one or more), in hand paid by grantee herein, the receipt whereof is acknowledged, I or we, **Loray M. Lamar and husband, Craig A. Lamar** (herein referred to as *Grantor*) grant, bargain, sell and convey unto **Ashely L. Crumpton and Charles C. Crumpton, as joint tenants with right of survivorship** (herein referred to as *Grantees*), the following described real estate, situated in: **SHELBY County, Alabama**, to-wit:

SEE ATTACHED EXHIBIT A FOR LEGAL DESCRIPTION

SUBJECT TO:

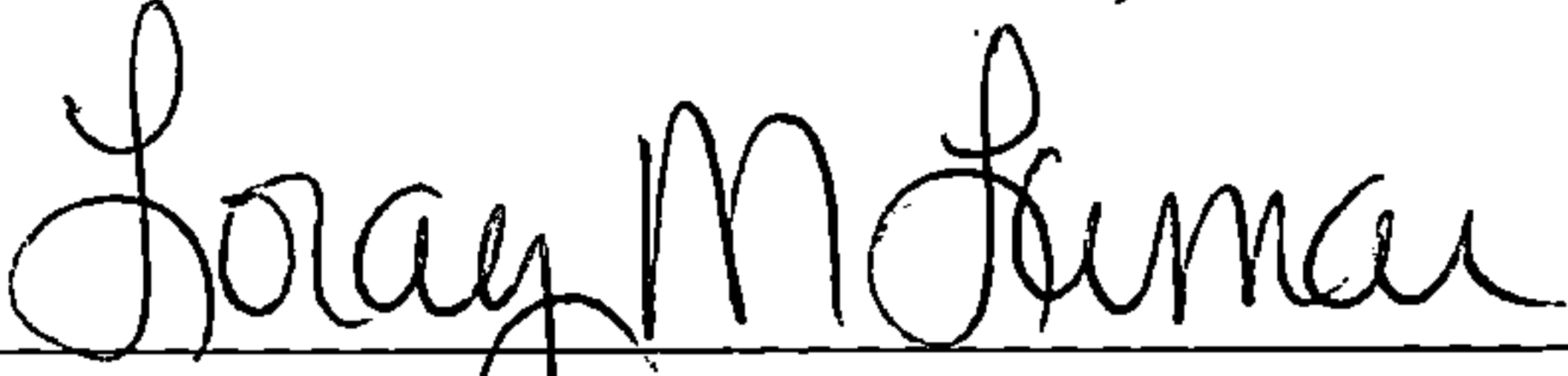
1. Ad valorem taxes due and payable October 1, 2025.
2. Easements, restrictions, rights of way, and permits of record.



TO HAVE AND TO HOLD Unto the said **GRANTEES** as joint tenants, with right of survivorship, their heirs and assigns, forever; it being the intention of the parties to this conveyance, that (unless the joint tenancy hereby created is severed or terminated during the joint lives of the grantees herein) in the event one grantee herein survives the other, the entire interest in fee simple shall pass to the surviving grantee, and if one does not survive the other, then the heirs and assigns of the grantees herein shall take as tenants in common.

And I (we) do for myself (ourselves) and for my (our) heirs, executors, and administrators covenant with the said Grantees, their heirs and assigns, and I am (we are) lawfully seized in fee simple of said premises, that they are free from all encumbrances unless otherwise 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, heirs, executors and assigns forever, against the lawful claims of all persons.

IN WITNESS WHEREOF, I have hereunto set my hand and seal this 26th day of August 2025.



Loray M. Lamar

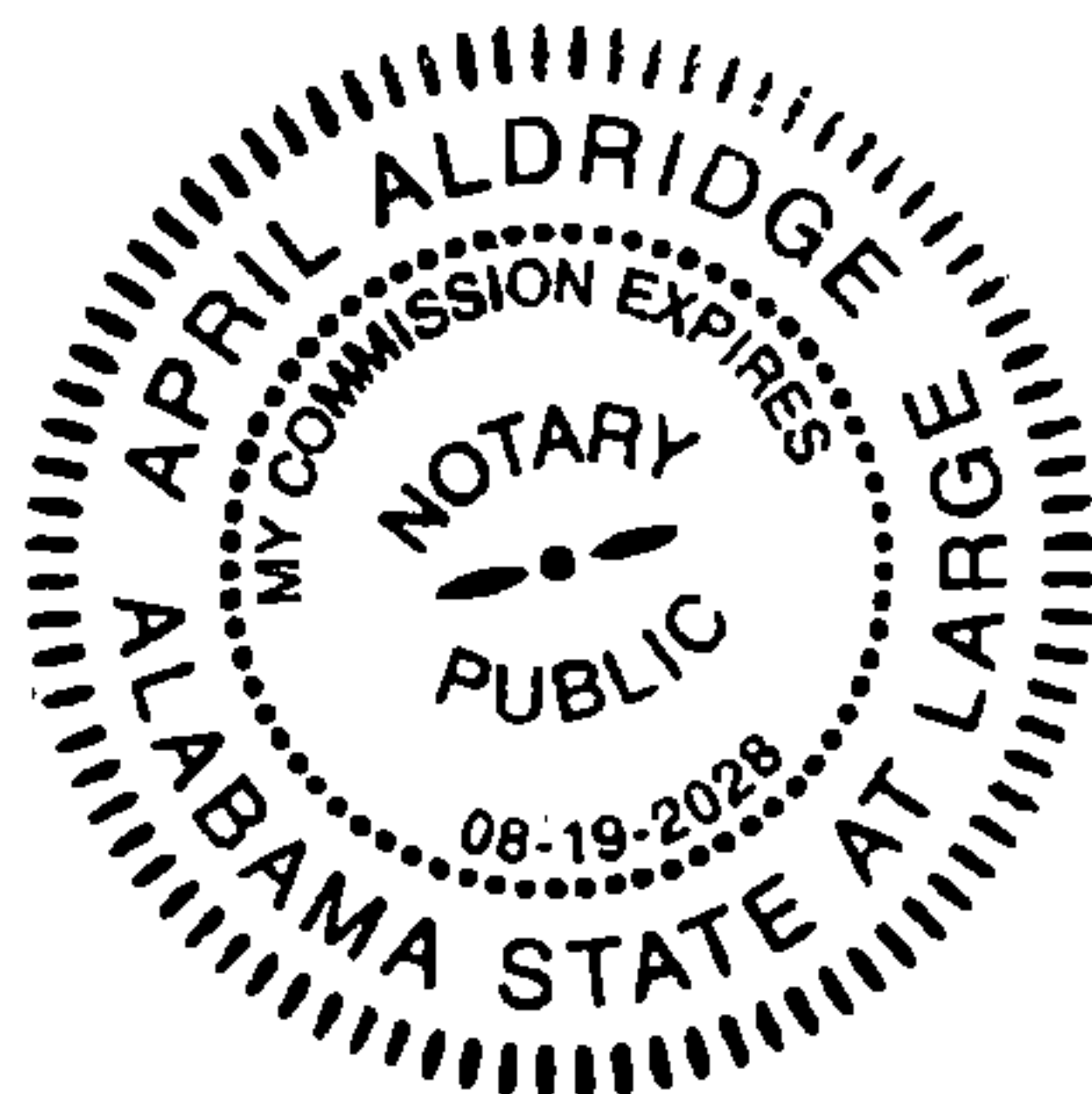



Craig A. Lamar

STATE OF ALABAMA)
COUNTY OF SHELBY)

I, the undersigned authority, a Notary Public in and for said County, in said State hereby certify that **Loray M. Lamar and Craig A. Lamar**, 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 26th day of August 2025.





Notary Public
My Commission Expires: 8/19/28

Shelby County, AL 08/26/2025
State of Alabama
Deed Tax: \$5.00



20250826000261250 2/3 \$33.00
Shelby Cnty Judge of Probate, AL
08/26/2025 09:24:59 AM FILED/CERT

EXHIBIT A – LEGAL DESCRIPTION

A parcel of land being situated in the Southwest Quarter of the Northeast Quarter of Section 32, Township 21 South, Range 1 West, Shelby County, Alabama, and being more particularly described as follows:

Commence at a 3 inch capped pipe marking the Southwest corner of said Quarter – Quarter section and run in an Easterly direction along the South line of said Quarter – Quarter section for a distance of 210.07 feet to a 1 inch metal bar, said point being the Point of Beginning; thence leaving said South line turn an exterior angle to the right of 92 Degrees 02 Minutes 09 Seconds and run in a Northerly direction for a distance of 203.58 feet to 3/8 inch rebar; thence turn an interior angle to the left of 179 Degrees 57 Minutes 27 Seconds and run in a Northerly direction for a distance of 80.01 feet to a capped rebar stamped SSI; thence turn an interior angle to the left of 92 Degrees 08 Minutes 18 Seconds and run in an Easterly direction for a distance of 427.57 feet to a capped rebar stamped SSI; thence turn an interior angle to the left of 81 Degrees 25 Minutes 42 Seconds and run in a Southerly direction for a distance of 287.16 feet to a capped rebar stamped SSI, said point lying on said South line; thence turn an interior angle to the left of 98 Degrees 29 Minutes 31 Seconds and run in a Westerly direction along said South line for a distance of 395.20 feet to the Point of Beginning.

Real Estate Sales Validation Form

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

Grantor's Name Loray M Lamar
Mailing Address 510 Hwy 97
Columbiana AL
35051

Grantee's Name Charles C Crampton
Mailing Address 544 Hwy 97
Columbiana AL
35051

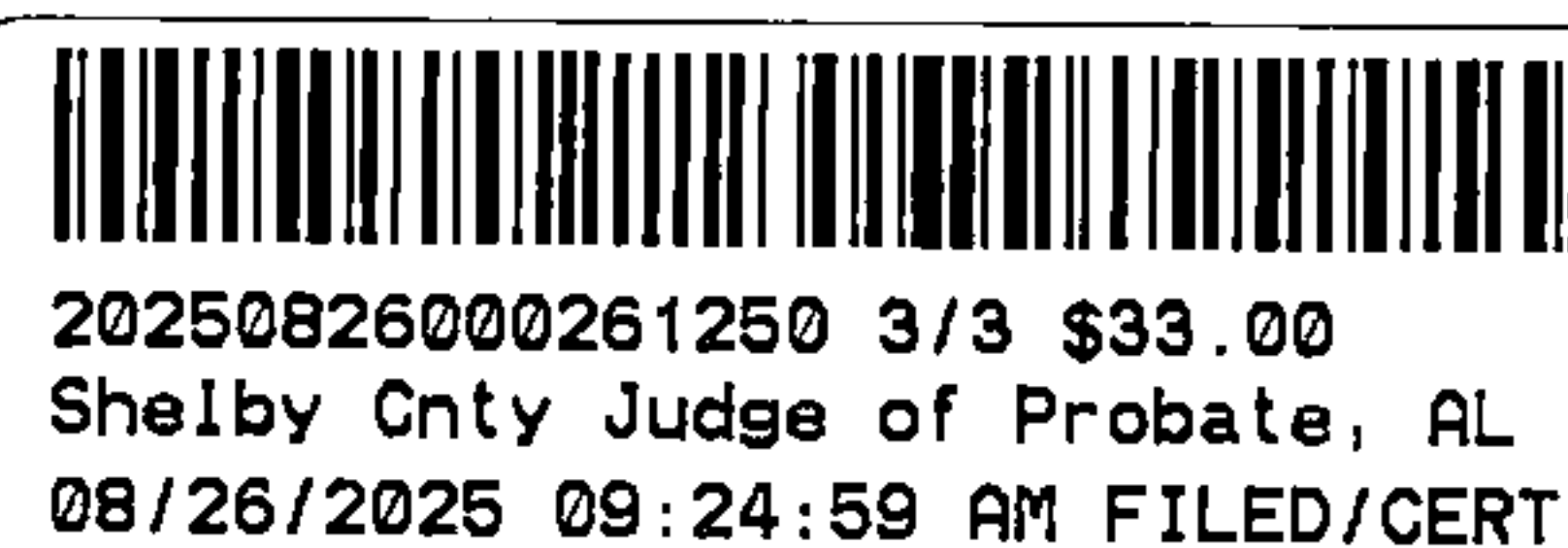
Property Address 544 Hwy 97
Columbiana AL
35051

Date of Sale 8/26/25
Total Purchase Price \$ 5000.00
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 _____

Print

LORAY M LAMAR

Sign

Loray M Lamar
(Grantor/Grantee/Owner/Agent) circle one

Unattested

(verified by)