



This Instrument was Prepared by:

Send Tax Notice To: Walker Family Holdings LTD

Mike T. Atchison, Attorney at Law
101 West College Street
Columbiana, AL 35051

STATUTORY WARRANTY DEED

State of Alabama

} Know All Men by These Presents:

County of Shelby

That in consideration of the sum of **Three Hundred Seventy Five Thousand Dollars and No Cents (\$375,000.00)**, the amount of which can be verified in the Sales Contract between the parties hereto, to the undersigned Grantor (whether one or more), in hand paid by the Grantee herein, the receipt whereof is acknowledged, I or we, **Edward Lee Williams, a married man and Eleanor W. Zieman, a married woman**, herein referred to as Grantor, whether one or more), grant, bargain, sell and convey unto **Walker Family Holdings LTD**, (herein referred to as Grantee, whether one or more), the following described real estate, situated in Shelby, County, Alabama, to wit;

SEE EXHIBIT "A" ATTACHED HERETO

Property may be subject to taxes for 2026 and subsequent years, all covenants, restrictions, conditions, easements, liens, set back lines, and other rights of whatever nature, recorded, and/or unrecorded.

No part of the homestead of the Grantors herein or spouse.

\$0.00 of the purchase price of the above described property was financed with the proceeds of a mortgage loan closed simultaneously herewith.

TO HAVE AND TO HOLD to the said Grantee, his, her or their heirs and assigns forever.

AND THE GRANTOR HEREBY COVENANT, with the Grantee, except as above noted, that at the time of the delivery of this Deed, the premises were free from all encumbrances made by it and that it will warranty and defend the same against the lawful claims and demands of all persons claiming, by, through or under it but against none other.

IN WITNESS WHEREOF, I (we) have hereunto set my (our) hand(s) and seal(s) this the 21st day of October, 2025.

Edward Lee Williams

Eleanor W. Zieman
Eleanor W. Zieman

State of Florida

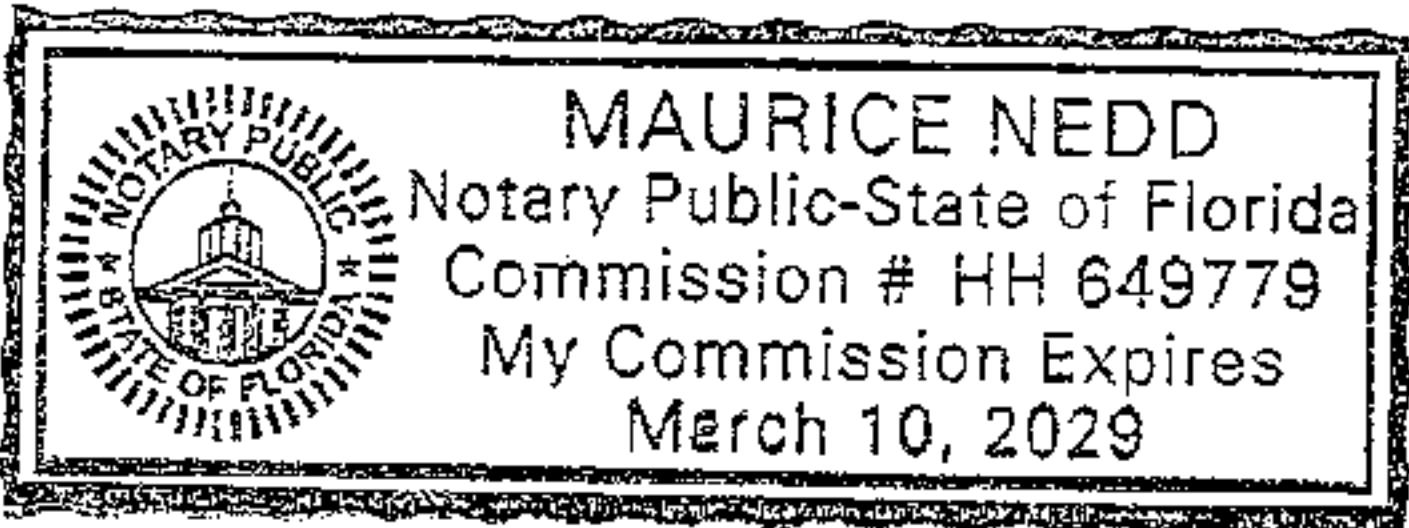
County of Escambia

I, Maurice A. Nedd, a Notary Public in and for the said County in said State, hereby certify that Edward Lee Williams, 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 conveyance he/she/they executed the same voluntarily on the day the same bears date.

Given under my hand and official seal this the 21 day of October, 2025.

Maurice A. Nedd
Notary Public, State of Florida

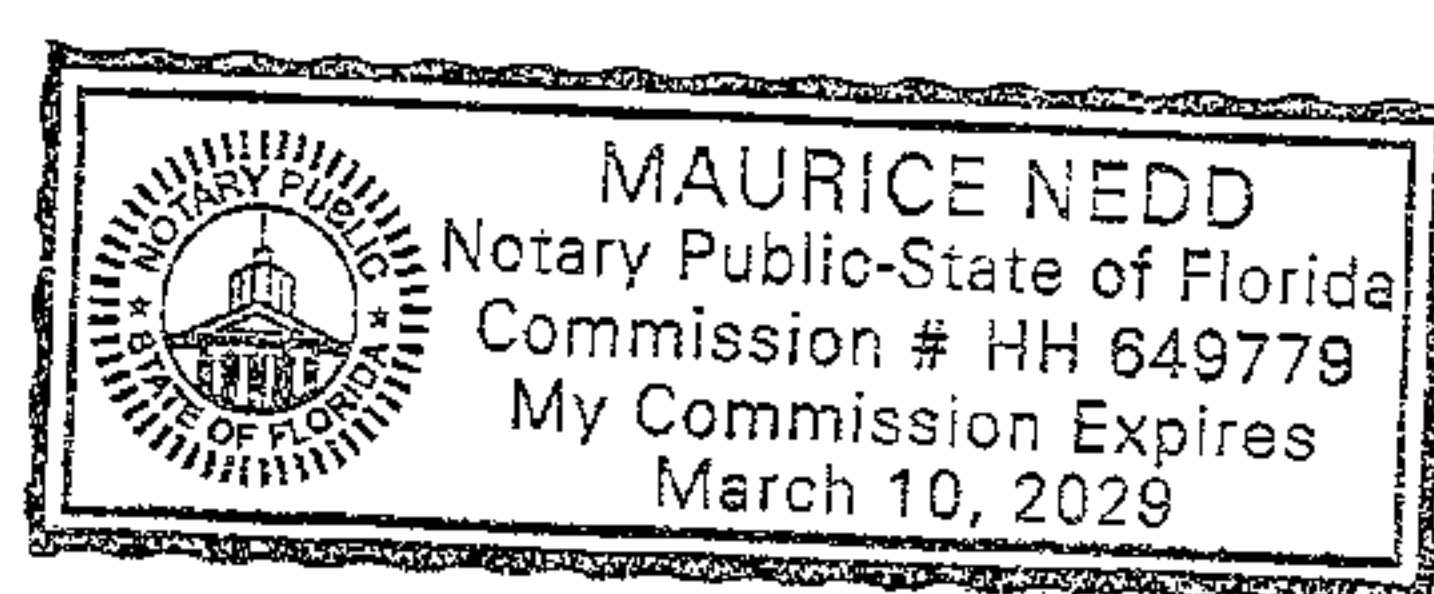
My Commission Expires: 03/10/2029



STATE OF Florida
COUNTY OF Escambia

I, the undersigned authority, a Notary Public in and for said County, in said State, hereby certify that Eleanor W. Zieman, 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 conveyance, she executed the same voluntarily on the day the same bears date.

Given under my hand and official seal this 21 day of October 2025.



M Nedd
Notary Public
My Commission Expires: 03/10/2029

EXHIBIT "A"
LEGAL DESCRIPTION

The East half of the Southwest Quarter of Section 18, Township 21, Range 1 West, except two acres situated in the Northeast Quarter of Southwest Quarter of said Section 18, more particularly described as follows: Begin at Northeast corner of said Southwest Quarter and go thence in a southerly direction along the East line of said Quarter section 140 yards; thence in a westerly direction perpendicular to said East line, 70 yards; thence in a northerly direction and parallel with said East line 140 yards to the North line of said Quarter Section, 70 yards to the point of beginning. Said two acres is the same as that described in deed from J. F. Atchison to P. B. Davis and wife which deed appears of record in Deed Book 89 at Page 405, in the Probate Office of 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	Edward Lee Williams Eleanor W. Zieman	Grantee's Name	Walker Family Holdings LTD
Mailing Address	<u>10 Dogwood Ln, Rockville Centre NY 11570</u>	Mailing Address	<u>1919 Gadsden Hwy N Tuscaloosa, AL 35173</u>
Property Address	<u>Highway 26 Columbiana, AL 35051</u>	Date of Sale	<u>October 07, 2025</u>
		Total Purchase Price	<u>\$375,000.00</u>
		or	
		Actual Value	<u></u>
		or	
		Assessor's Market Value	<u></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)

<u></u> Bill of Sale	<u></u> Appraisal
<u>xx</u> Sales Contract	<u></u> Other
<u></u> 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 of 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 October 07, 2025

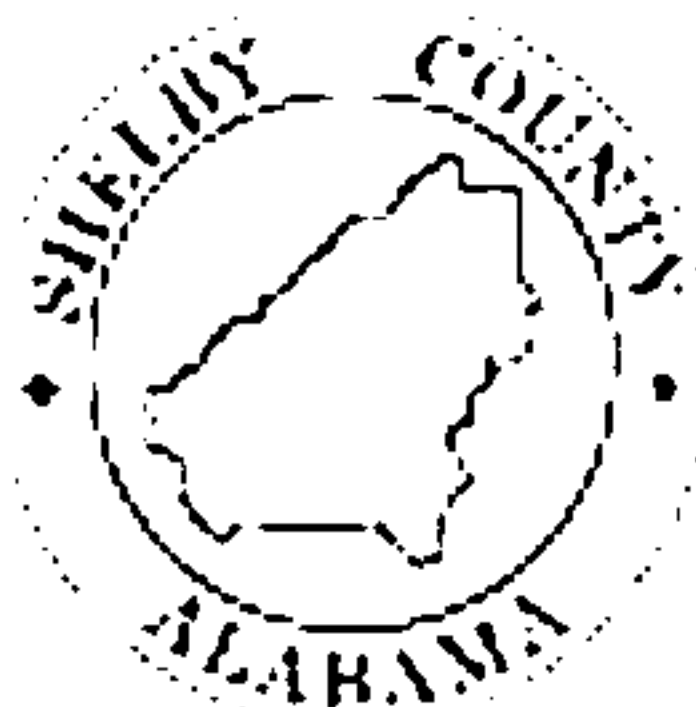
Print Edward Lee Williams

Unattested

Sign Edward Lee Williams
(Grantor/Grantee/Owner/Agent) circle one

Filed and Recorded
Official Public Records
Judge of Probate, Shelby County Alabama, County
Clerk
Shelby County, AL
10/22/2025 02:46:39 PM
\$409.00 JOANN
20251022000324490

Form RT-1



Allen S. Bayl