

This instrument prepared by:
Michael Galloway, Esq.
3500 Blue Lake Drive, Suite 320
Birmingham, AL 35223

SEND TAX NOTICE TO:
William N. Self and Casey L. Self
103 Pine Level Court
Deatsville, AL 36022

WARRANTY DEED
Joint With Right Of Survivorship

STATE OF ALABAMA)
)
SHELBY COUNTY)

KNOW ALL MEN BY THESE PRESENTS, That in consideration of the sum of One Hundred Eight Thousand And No/100 Dollars (\$108,000.00) paid by the grantee herein, the receipt of which is hereby acknowledged, I/we, Estate of Dorothy Virginia Rayfield, deceased (Shelby County, Alabama Probate Case No. PR-2023-001199) (hereinafter grantor, whether one or more), do grant, bargain, sell and convey unto William N. Self and Casey L. Self (hereinafter Grantees), as joint tenants with rights of survivorship, all of my/our right, title and interest in the following described real estate, situated in Shelby County, Alabama.

Parcel: 1

Commence at the Southeast corner of the NE 1/4 of the SW 1/4 of Section 34, Township 19 South, Range 2 East, and run thence South 01 deg. 31 min. 22 sec. East along the East line of said quarter-quarter section a distance of 141.24 feet to a point; thence run South 43 deg. 47 min. 11 sec. West a distance of 290.67 feet to a found corner on the Southwesterly margin of Shelby County Highway No. 79; thence run South 59 deg. 06 min. 26 sec. West a distance of 210.00 feet to a found rebar corner and the point of beginning of the property, being described; thence run South 88 deg. 43 min. 16 sec. West a distance of 410.75 feet to a set rebar corner; thence run North 30 deg. 29 min. 46 sec. West a distance of 339.06 feet to a set rebar corner; thence run North 62 deg. 20 min. 46 sec. East a distance of 565.66 feet to a set rebar corner on the Southwesterly margin of Shelby County Highway No. 79; thence run South 30 deg. 53 min. 29 sec. East along said margin of said Highway a distance of 300.00 feet to a found rebar corner; thence run South 59 deg. 05 min. 21 sec. West a distance of 210.00 feet to a corner; thence run South 30 deg. 53 min. 34 sec. East a distance of 210.00 feet to the point of beginning. Situated in Shelby County, Alabama.

Parcel 2:

Commence at the Southwest corner of the SW 1/4 of the SE 1/4 of Section 34, Township 19 South, Range 2 East, Shelby County, Alabama, thence run Northerly along the East line of said 1/4-1/4 655.32 feet to a point in the centerline of Chancellor-Ferry Road; thence turn 28°42'55" left and run Northwesterly along the centerline of said road 594.27 feet to a pint; thence turn 90°00' left and run Southwesterly 30.0 feet to a point on the West right-of-way line of said road and the point of beginning of the property being described; thence continue along the last described course 210.0 to a point; thence 90°00' left and run Southeasterly 210.0 feet to a point, thence 90°00' left and run Northeasterly 210.0 feet to a point; thence turn 90°00' left and run Northwesterly 210.0 feet to the point of beginning. Marked on the corners with steel pins as shown on survey by Joseph E. Conn Jr., ALA. Reg. No. 9049 dated May 20, 1983. Situated in Shelby County, Alabama.

Subject to current taxes, all matters of public record, including, but not limited to easements, restrictions of record, and other matters which may be viewed by observation.

Dorothy Virginia Rayfield is one and the same as Dorothy Rayfield, grantee, in that certain Warranty Deed recorded in Inst. # 20040713000387780. Dorothy Virginia Rayfield was the surviving grantee in those certain Warranty Deeds recorded in Inst. 20040713000387780 and in Book 234, Page 811. The other grantee, William W. Rayfield a/ka William Rayfield having died on or about December 1, 2021.

TO HAVE AND TO HOLD unto the said Grantees as joint tenants, with rights of survivorship, their heirs and assigns, forever; it being the intention of the parties to this conveyance that (unless the joint tenancy 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.

Grantor does, for Grantor and for Grantor's heirs, executors and administrators covenant with the said Grantees as joint tenants, with rights of survivorship, their heirs executors and administrators, that Grantor is lawfully seized in fee simple of said premises; that it is free from all encumbrances, unless otherwise noted above; that Grantor has a good right to sell and convey the same as aforesaid; that Grantor will and Grantor's heirs, executors and administrators shall warrant and defend the same to the said Grantees, and their heirs, executors and administrators forever, against the lawful claims of all persons.

IN WITNESS WHEREOF, the undersigned have hereunto set our hands and seals on this 10th day of November, 20 25.

Estate of Dorothy Virginia Rayfield, deceased (Shelby County, Alabama Probate Case No. PR-2023-001199)

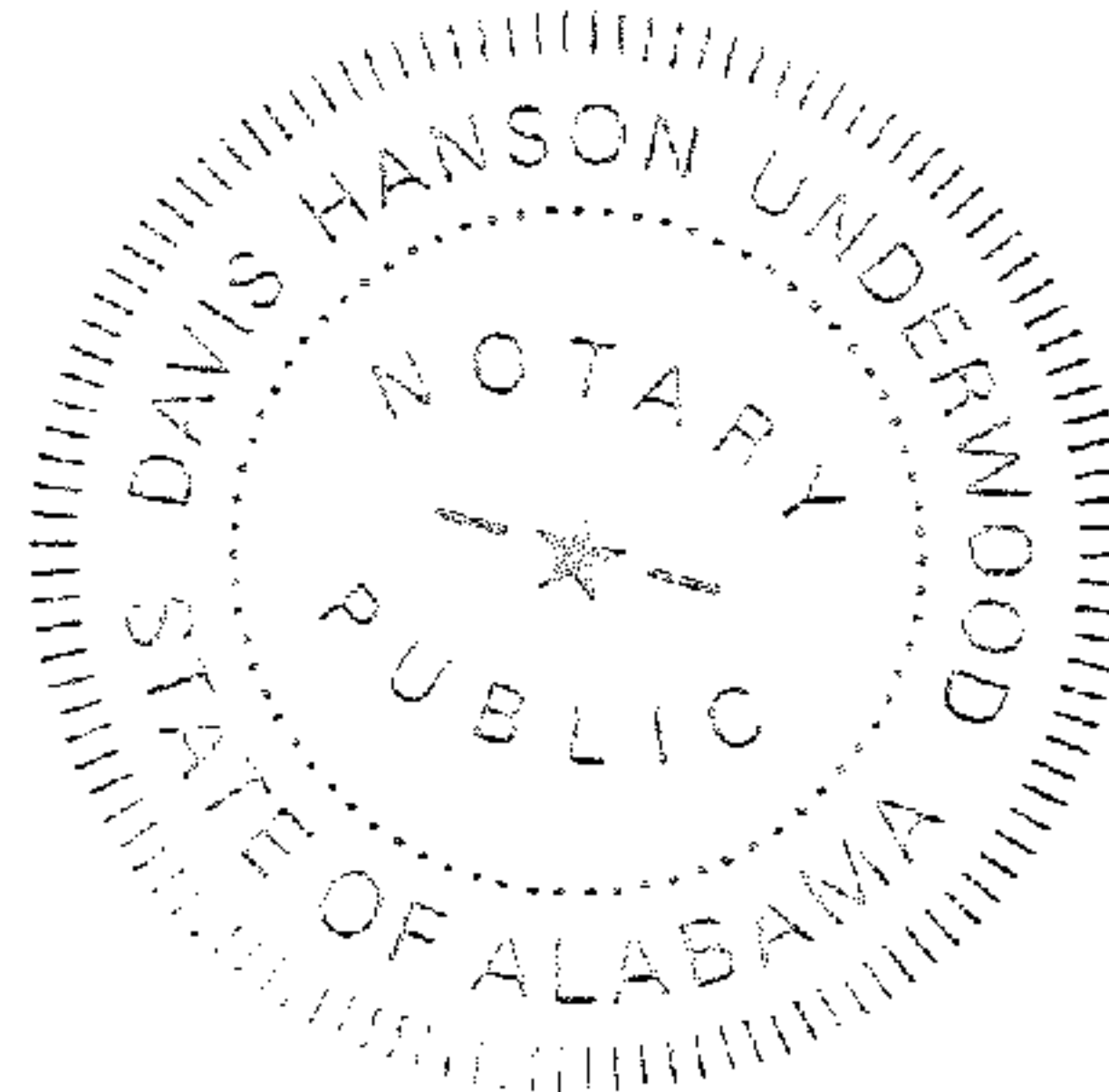
BY: [Signature]
William Preston Rayfield
Personal Representative

STATE OF ALABAMA
COUNTY OF Shelby

I, the undersigned, a Notary Public in and for said County, in said State, hereby certify that William Preston Rayfield whose name as Personal Representative for The Estate of Dorothy Virginia Rayfield, deceased (Shelby County, Alabama Probate Case No. PR-2023-001199) 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 he/she executed the same voluntarily and in his/her capacity as Personal Representative on the day the same bears date.

Given under my hand and official seal on 10th day of November, 20 25.

[Signature]
Notary Public
My commission expires: 07-24-27



Real Estate Sales Validation Form

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

Grantor's Name Estate of Dorothy Virginia Rayfield, deceased (Shelby County, Alabama Probate Case No. PR-2023-001199) Grantee's Name William N. Self and Casey L. Self

Mailing Address 117 Pinetree Circle
Columbiana, AL 35051

Mailing Address 103 Pine Level Court
Deatsville, AL 36022

Property Address 2755 Sun Valley Road
Harpersville, AL 35078

Date of Sale November 10, 2025
Total Purchase Price \$108,000.00

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

Appraisal

Sales Contract

Other: _____

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

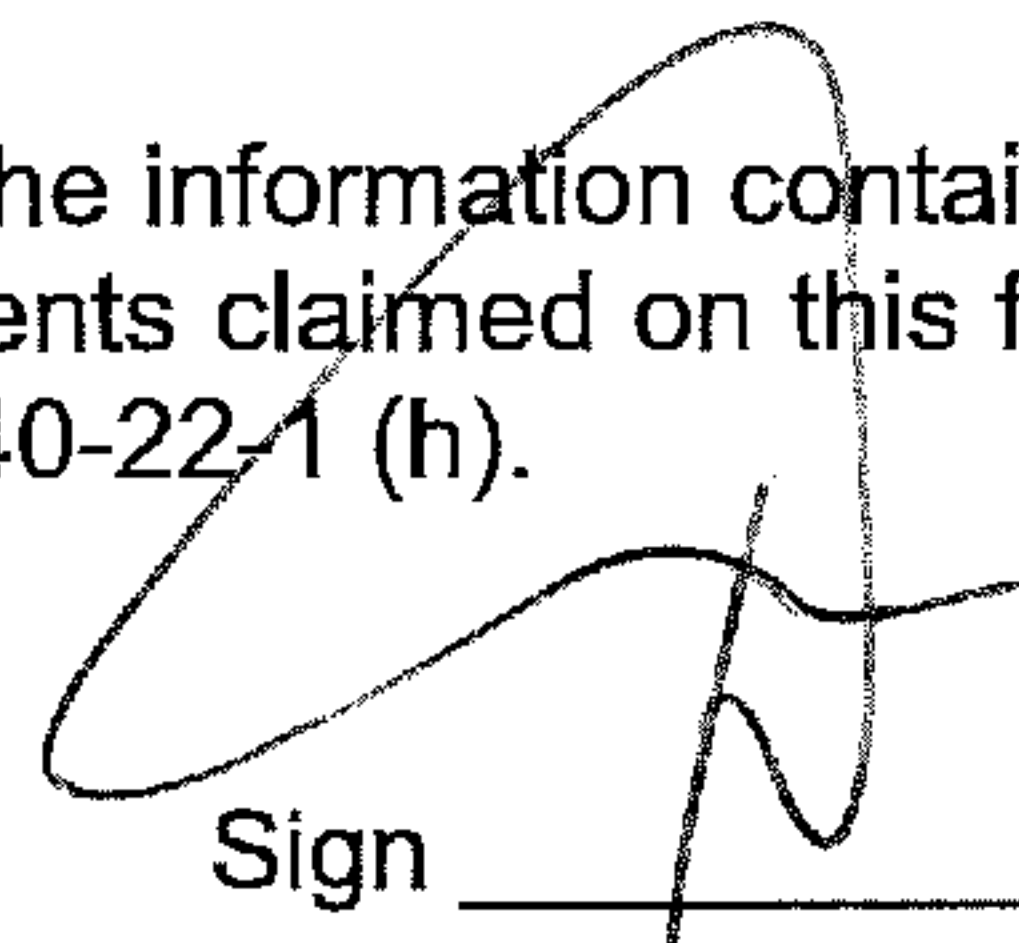
Total purchase price - The total amount paid for the purchase of the property, both real and personal, being conveyed by the instrument offered for record.

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: November 10, 2025

Sign  _____
Agent



Filed and Recorded
Official Public Records
Judge of Probate, Shelby County Alabama, County
Clerk
Shelby County, AL
11/12/2025 08:04:22 AM
\$136.00 JOANN
20251112000345920

Allen S. Bayl