

THIS INSTRUMENT PREPARED BY:

BURTTRAM & HENDERSON
34144 Old Columbiana Road
Birmingham, AL 35226

Send Tax Notice To:
JONATHAN A. CUMMINGS.
136 Thornberry Drive
Birmingham, AL 35242

PERSONAL REPRESENTATIVE'S DEED


20251119000354270 1/2 \$26.00
Shelby Cnty Judge of Probate, AL
11/19/2025 09:55:18 AM FILED/CERT

STATE OF ALABAMA)
COUNTY OF SHELBY)

WHEREAS, JONATHAN A. CUMMINGS, was appointed Personal Representative of the Estate of ELIZABETH ANN SMITH., **Deceased**, Probate Court Case Number: PR-2024-001911, in the Probate Court of Shelby County; and,

WHEREAS, JONATHAN A. CUMMINGS., desires to place on record evidence of distribution of the real estate, as part of the Estate of ELIZABETH ANN SMITH, **Deceased**, to the below listed devisees; said conveyance being pursuant to the terms of the Last Will and Testament of ELIZABETH ANN SMITH, **Deceased**, NOW THEREFORE:

WITNESSETH:

KNOW ALL MEN BY THESE PRESENTS, the undersigned Grantor, JONATHAN A. CUMMINGS., as **Personal Representative of the Estate of ELIZABETH ANN SMITH, Deceased**, Probate Court of Shelby County, Alabama, Case Number: PR-2024-001911, does, by these presents, grant, bargain, sell, and convey, pursuant to the terms of the will, unto JONATHAN A. CUMMINGS, the following described property located in Jefferson County, Alabama:

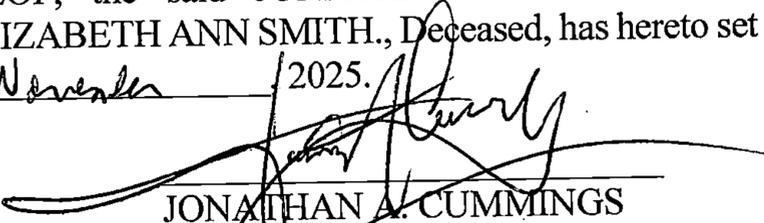
LOT 7, ACCORDING TO THE SURVEY OF THORN BERRY SUBDIVISION, AS RECORDED IN MAP BOOK 25, PAGE 129, IN THE PROBATE OFFICE OF SHELBY COUNTY, ALABAMA

Subject to existing easements, restrictions, current taxes, set-back lines, rights of way, and limitations, if any, of record.

SOURCE OF TITLE : Grantor

TO HAVE AND TO HOLD to the said GRANTEE, his successors, and assigns forever.

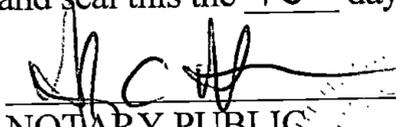
IN WITNESS WHEREOF, the said JONATHAN A. CUMMINGS., as Personal Representative of the Estate of ELIZABETH ANN SMITH., Deceased, has hereto set his signature(s) and seal(s) this the 18 day of November, 2025.


JONATHAN A. CUMMINGS
Personal Representative of
the Estate of ELIZABETH ANN SMITH.,
Deceased.

STATE OF ALABAMA)
JEFFERSON COUNTY)

I, the undersigned authority, a Notary Public, in and for said County and State, hereby certify that JONATHAN A. CUMMINGS, as Personal Representative of the Estate of ELIZABETH ANN SMITH., Deceased, who signed the foregoing instrument, and who is known to me, acknowledged before me on this day that, being informed of the contents of the instrument, he executed the instrument voluntarily for and as the act of said Estate, acting in his capacity as Personal Representative.

GIVEN under my hand and seal this the 18 day of November, 2025.


NOTARY PUBLIC
My Commission Expires: 5/20/26

Real Estate Sales Validation Form

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

Grantor's Name ELIZABETH ANN SMITH
Mailing Address 136 THORN BERRY DR
BIRMINGHAM AL
35242-4155

Grantee's Name JONATHAN ALLEN CUMMINGS
Mailing Address 136 THORN BERRY DR
BIRMINGHAM AL
35242

Property Address 136 Thornberry Dr
BIRMINGHAM AL
35242-4153

Date of Sale
Total Purchase Price \$
or
Actual Value \$
or
Assessor's Market Value \$ 345,080

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

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 JONATHAN ALLEN CUMMINGS

Unattested

(verified by)

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

