

THIS INSTRUMENT PREPARED BY:  
Glenn E. Estess, Jr., Esq.  
Wallace, Jordan, Ratliff & Brandt, LLC  
800 Shades Creek Parkway, Ste 400  
Birmingham, Alabama 35209

SEND TAX NOTICE TO:  
Acton Family Trust  
c/o William D. Acton, Trustee  
3005 River Brook Lane  
Birmingham, Alabama 35242

GRANTOR:  
Name: **Estate of William J. Acton**  
Address: c/o William D. Acton,  
Personal Representative  
3005 River Brook Lane  
Birmingham, Alabama 35242

GRANTEE:  
Name: **Acton Family Trust**  
Address: c/o William D. Acton,  
Trustee  
3005 River Brook Lane  
Birmingham, Alabama 35242

Tax Assessor's Property Value: \$152,700 TITLE NOT EXAMINED  
Address of Property: 103 Morning Sun Drive  
Birmingham, Alabama 35242  
Parcel I.D.: 10 1 01 0 991 003.000  
Source of Title: 20040924000529900

#### DEED OF DISTRIBUTION

STATE OF ALABAMA )  
SHELBY COUNTY )

THIS DEED made and entered into by William D. Acton, as Personal Representative of the **Estate of William J. Acton**, deceased (the "Grantor"), to William D. Acton, in his capacity as Trustee of the **Acton Family Trust** created under the Last Will and Testament of William J. Acton, (the "Grantee").

#### RECITALS:

1. William J. Acton, also known as William Jennings Acton and Bill Acton (the "Decedent") died testate on or about the 25th day of October, 2022. The Decedent's Last Will and Testament (the "Decedent's Will") was admitted to record in the Probate Court of Shelby County, Alabama, on November 02, 2022. The administration of the Decedent's Estate was assigned Case Number PR-2022-001027 by said Court. Said Court issued Letters Testamentary the Grantor on November 4, 2022, authorizing him to act on behalf of the Estate of the Decedent.

2. William J. Acton was preceded in death by his wife, Jeannie M. Acton, who died on or about the 17th day of July, 2021.

3. Grantor has determined that said real estate described herein and made the subject of this conveyance shall be distributed to Grantee in satisfaction of said devise to it under Item IV of the Decedent's Will.

NOW, THEREFORE, in consideration of the premises, Grantor does hereby Grant, Bargain, Sell and Convey unto Grantee, all of the Decedent's right, title, interest and claim in or to the real estate situated in Shelby County, Alabama, described with particularity, as to-wit:



Filed and Recorded  
Official Public Records  
Judge of Probate, Shelby County Alabama, County  
Clerk  
Shelby County, AL  
12/16/2025 12:47:47 PM  
\$26.00 KELSEY  
20251216000384460

*Allen S. Bayl*

Unit 103, in Horizon, a Condominium, as established by that certain Declaration of Condominium of Horizon, a Condominium, which is recorded in Instrument #2001-40927, to which Declaration of Condominium a plan is attached as Exhibit "A" thereto, said Plan being filed for record in Map Book 28, Page 141, in the Probate Office of Shelby County, Alabama, and to which said Declaration of Condominium the By-Laws of The Horizon Condominium Association is attached as Exhibit "D" together with the undivided interest in the Common Elements assigned to said Unit, as shown in Exhibit "C" of said Declaration of Horizon, a Condominium.

Subject to ad valorem taxes due October 2023, a lien, but not yet payable.

Subject to all easements, encumbrances, restrictions rights of way and mortgages of record. Mineral and mining rights not owned by Grantor are excluded.

TO HAVE AND TO HOLD, to the said Grantee, its successors and assigns, forever.

This instrument is executed by the Grantor solely in his representative capacity named herein, and neither this instrument nor anything contained herein shall be construed as creating any indebtedness or obligation on the part of the Grantor in his individual capacity, and the Grantor expressly limits his liability hereunder to the property now or hereafter held by in him in his representative capacity named.

IN WITNESS WHEREOF, the Grantor has executed this conveyance by setting his signature hereto effective this the 22 day of Aug., 2023.

Estate of William J. Acton

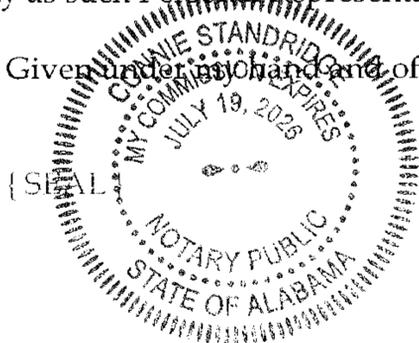
By: *William D. Acton*  
William D. Acton  
It's: Personal Representative

VERIFICATION

STATE OF ALABAMA - Jefferson COUNTY

I, the undersigned authority, a Notary Public in and for said State in said County, hereby certify that William D. Acton, whose name, as Personal Representative of the Estate of William J. Acton, is signed to the foregoing conveyance, and who is known to me, and who is known to me, or provided a copy of his driver's license, acknowledged before me on this day that, being informed of the contents of said instrument, he executed the same voluntarily in his official capacity as such Personal Representative on the day the same bears date

Given under my hand and official seal this the 22 day of Aug., 2023



*Connie Standridge*  
NOTARY PUBLIC  
My Commission Expires: 7-19-26