WARRANTY DEED

DEED Book:936 Page:174 1 of 3
Recorded In Above Book and Page
6/16/2025 9:31:15 AM
PATRICK H DAVENPORT
Judge of Probate
Houston County, Alabama
Fees: $22.00 Taxes: $36.50
Total: $58.50

STATE OF ALABAMA

COUNTY OF HOUSTON

KNOWN ALL MEN BY THESE PRESENTS: That for and inconsideration of the sum of Ten ($10.00) Dollars and other good and valuable consideration to the undersigned GRANTOR, M[redacted] J[redacted] LASETER, a married man, the receipt whereof is acknowledged, the said GRANTOR does grant, bargain, sell and convey unto the said GRANTEE, ROBERT G. LAMB, a married man, the following described real estate, in fee simple, situated in Houston County, Alabama, to-wit:

One lot or parcel of land in Houston County, Alabama, and being more particularly described as follows: Commencing at an iron pin found (IPF) (1/2" rebar, cap # 19258) marking the intersection of the Westerly Right of Way (R/W) line of Peterman Road (60' R/W) and the Southwesterly R/W line of Bruner Road (80' R/W); thence along said R/W line of Bruner Road N 72°-19'07"W for a distance of 98.65 feet to an IPF (5/8" iron pipe); thence continuing along said R/W line N72°-00'-08"W for a distance of 350.75 feet to an IPF (1/2" rebar, cap # 19258); thence along a curve to the right having a radius of 4354.20 feet and an arc length of 374.93 feet with a chord bearing and distance of N67°34'-04"W, 374.81 feet to an IPF (1/2" rebar, cap # 19258); thence along a curve to the right having a radius of 4354.20 feet and an arc length of 339.38 feet with a chord bearing and distance of N62°-52'-05"W, 339.30 feet to an IPF (1/2" rebar); thence N60°-29'-45"W for a distance of 62.38 feet to an iron pin set (IPS) (1/2" rebar, cap# 19258); thence along a curve to the right having a radius of 296.00 feet and an arc length of 136.17 feet with a chord bearing and distance of N47°-19'-02"W, 134.97 feet to an IPS and the POINT OF BEGINNING; thence leaving said R/W line, S46°-34'-16"W for a distance of 121.63 feet to an IPS, thence along the traces of an old fence S01°-37'-13"E for a distance of 1.00 feet to a point; thence N30°-38'-13"W for a distance of 122.30 feet to the POINT OF BEGINNING. Said land being located in the SE1/4 of the SE1/4 of Section 5, T2N, R26E and contains 0.001 acres more or less.

This conveyance subject to any restrictions, easements and/or rights-of-way appearing of record.

The above described property is not the homestead of the grantor or the grantor's spouse.

It is hereby certified that no request has been made by the preparer of this instrument to examine the title to the property described herein; therefore, no representations have been made by the preparer to the accuracy of said description or the validity and state of the title.

Real Estate Sales Validation Form

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

Grantor's Name [redacted] Laseter
Mailing Address [redacted]
Louisville Ky. 40214

Grantee's Name Robert G. Lamb
Mailing Address 45[redacted] Rd
Taylor AL 36301

Property Address 1881 Bruner Rd
Taylor AL. 36301

Date of Sale 6-14-2025
Total Purchase Price $
or
Actual Value $
or
Assessor's Market Value $ 36,100.00

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
X Other Rev Value

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 6-16-25

Print Robert Lamb

Unattested

Sign Robert Lamb

(verified by)

(Grantor/Grantee/Owner/Agent) circle one

Robert Lamb

Form RT-1

TO HAVE AND TO HOLD unto the said GRANTEE, his heirs, executors, and administrators forever.

And said Grantor does for himself, his successors and assigns, covenant with the said GRANTEE, his heirs, executors, and administrators, that he is lawfully seized in fee simple of said premises; that it is free from all encumbrances, unless otherwise noted above; that he has a good right to sell and convey the same as aforesaid; that he will and his successors and assigns shall warrant and defend the same to the said GRANTEE, his heirs, executors, and administrators forever, against the lawful claims of all persons.

IN WITNESS WHEREOF, I have hereunto set my hand and seal this the 14th day of June. 2025.

M[redacted] J[redacted] LASETER

STATE OF ALABAMA
COUNTY OF HOUSTON

I, the undersigned authority, a Notary Public, in and for said State and County, do hereby certify that M[redacted] J[redacted] Laseter, whose name is signed to the foregoing conveyance, and who is known to me, acknowledged before me this day that, being informed of the contents of the conveyance, he, executed the same voluntarily on the day the same bears date.

Given under my hand and seal this, the 14th day of June, 2025.

Shannon A Rash
Notary Public
My Commission Expires: 5-22-2029

SHANNON A. RASH NOTARY PUBLIC ALABAMA STATE AT LARGE

Prepared by:
Shannon A. Rash, Attorney at Law
1478 Hartford Hwy.
Dothan, Alabama 36301
(334) 699-6831