

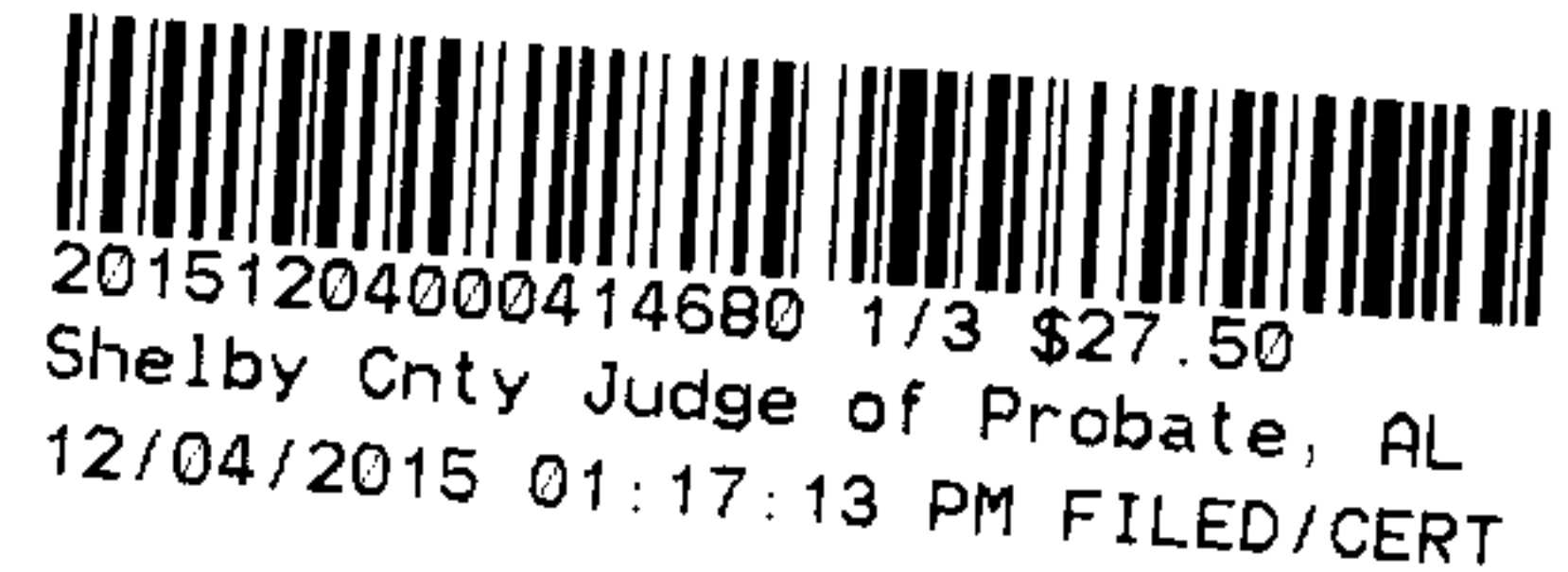
151300406

Send tax notice to:  
Jennifer Lauren Pierson  
373 Old Cahaba Trail  
Helena, AL 35080

This instrument prepared by:  
Stewart & Associates, P.C.  
3595 Grandview Pkwy, #350  
Birmingham, Alabama 35243

STATE OF ALABAMA  
Shelby COUNTY

**WARRANTY DEED**



KNOW ALL MEN BY THESE PRESENTS:

That in consideration of One Hundred Forty Six Thousand Nine Hundred and 00/100 Dollars (\$146,900.00) in hand paid to the undersigned, Sidney Jackson and Ruby Brown Jackson, Husband and Wife, (hereinafter referred to as "Grantors"), by Jennifer Lauren Pierson (hereinafter referred to as "Grantee"), the receipt and sufficiency of which are hereby acknowledged, Grantors do, by these presents, grant, bargain, sell, and convey unto Grantee, the following described real estate situated in Shelby County, Alabama, to-wit:

Lot 719, according to the Survey of Old Cahaba Cedar Crest Sector, as recorded in Map Book 24, Page 11, in the Probate Office of Shelby County, Alabama.

SUBJECT TO:  
ADVALOREM TAXES DUE OCTOBER 01, 2015 AND THEREAFTER.  
BUILDING AND SETBACK LINES, RESTRICTIONS, COVENANTS AND  
CONDITIONS OF RECORD.

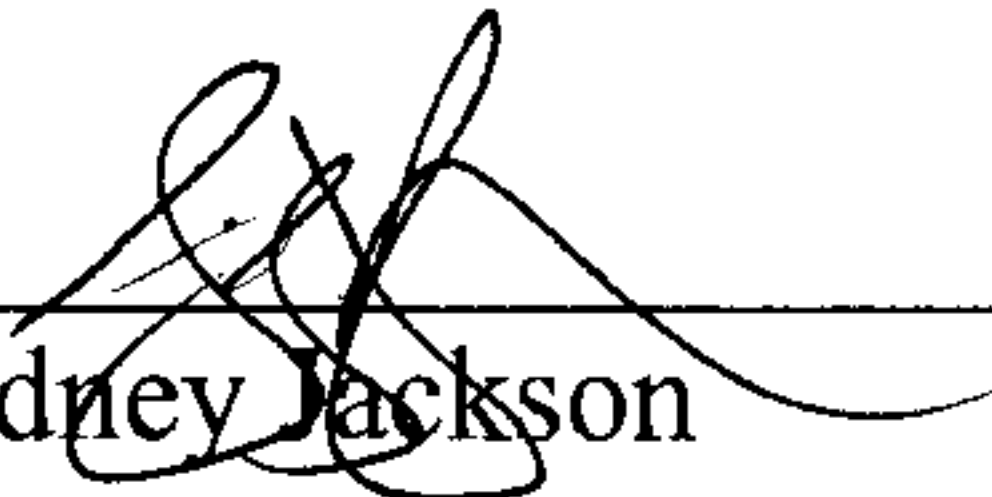
\$139,555.00 OF THE CONSIDERATION AS WAS PAID FROM THE PROCEEDS OF  
A MORTGAGE LOAN.

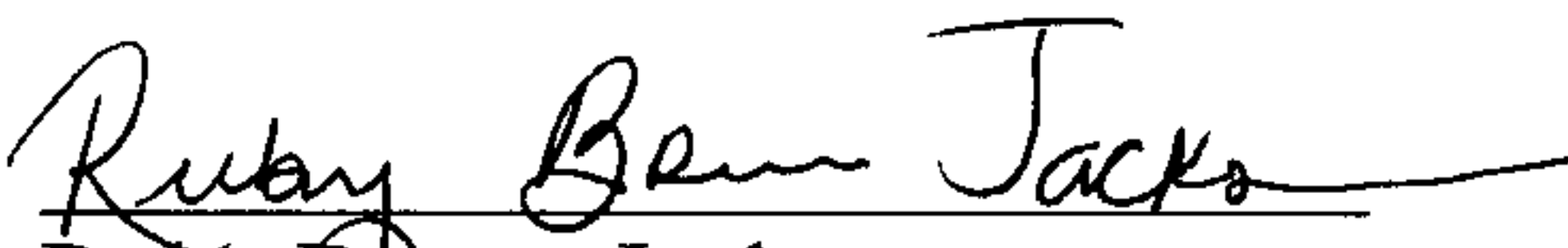
TO HAVE AND TO HOLD to Grantee, her heirs, executors, administrators and  
assigns forever.

The Grantors do for themselves, their heirs and assigns, covenant with Grantee, her heirs, executors, administrators and assigns, that they are lawfully seized in fee simple of said premises; that it is are free from all encumbrances except as noted above; that they have a good right to sell and convey the same as aforesaid; and that they will, and their heirs, executors, administrators and assigns shall warrant and defend the same to the said Grantee, her heirs and assigns forever, against the lawful claims of all persons.

Shelby County, AL 12/04/2015  
State of Alabama  
Deed Tax: \$7.50

IN WITNESS WHEREOF, Grantors have set their signature and seal on this the 16th day of November, 2015.


  
\_\_\_\_\_  
Sidney Jackson

  
\_\_\_\_\_  
Ruby Brown Jackson

STATE OF ALABAMA  
COUNTY OF Shelby


I, the undersigned, a Notary Public in and for said County, in said State, hereby certify that Sidney Jackson and Ruby Brown Jackson, husband and wife, whose names are signed to the foregoing instrument, and who are known to me, acknowledged before me on this day, that, being informed of the contents of the said instrument, they executed the same voluntarily on the day the same bears date.

Given under my hand and official seal this the 16<sup>TH</sup> day of November, 2015.

  
\_\_\_\_\_  
Notary Public  
Print Name: DAVID W. LEWIS  
Commission Expires:

3/25/17



  
20151204000414680 2/3 \$27.50  
Shelby Cnty Judge of Probate, AL  
12/04/2015 01:17:13 PM FILED/CERT

Real Estate Sales Validation Form

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

Grantor's Name Sidney Jackson + Ruby Brown Jackson Grantee's Name Jennifer Lauren Pierson
Mailing Address 116 Bangkok Circle Mailing Address 373 Old Cahaba Trail
Bham AL 35011 Helena AL 35080

Property Address 373 Old Cahaba Trail Date of Sale 146,900.00
Helena AL 35080 Total Purchase Price \$
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
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 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 11-16-15

Print David W. Lewis

Unattested (verified by)

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

Form RT-1