

This instrument was prepared by:

Wayne J. Scotch, Jr,

Send Tax Notice to:

Marc R. Hollingsworth
1411 Cahaba River Parc
Birmingham, AL 35243

CORPORATION WARRANTY DEED

**STATE OF ALABAMA
SHELBY COUNTY**

KNOW ALL MEN BY THESE PRESENTS, that in consideration of FOUR THOUSAND and NO/100 DOLLARS to the undersigned grantor, **REAMER DEVELOPMENT CORPORATION** a corporation (herein referred to as GRANTOR(s), in hand paid by the grantee herein, the receipt of which is hereby acknowledged, the said GRANTOR(s) does by these presents, grant, bargain, sell, and convey to **MARC R. HOLLINSWORTH AND LINDSEY S. HOLLINGSWORTH** (herein referred to as GRANTEE), whether one or more, the following described real estate situated in Shelby County, Alabama to wit:

Lot 834, according to the Survey of Eagle Point 8th Sector Phase I, as recorded in Map Book 24, Page 127 A&B, in the Probate Office of Shelby County, Alabama.

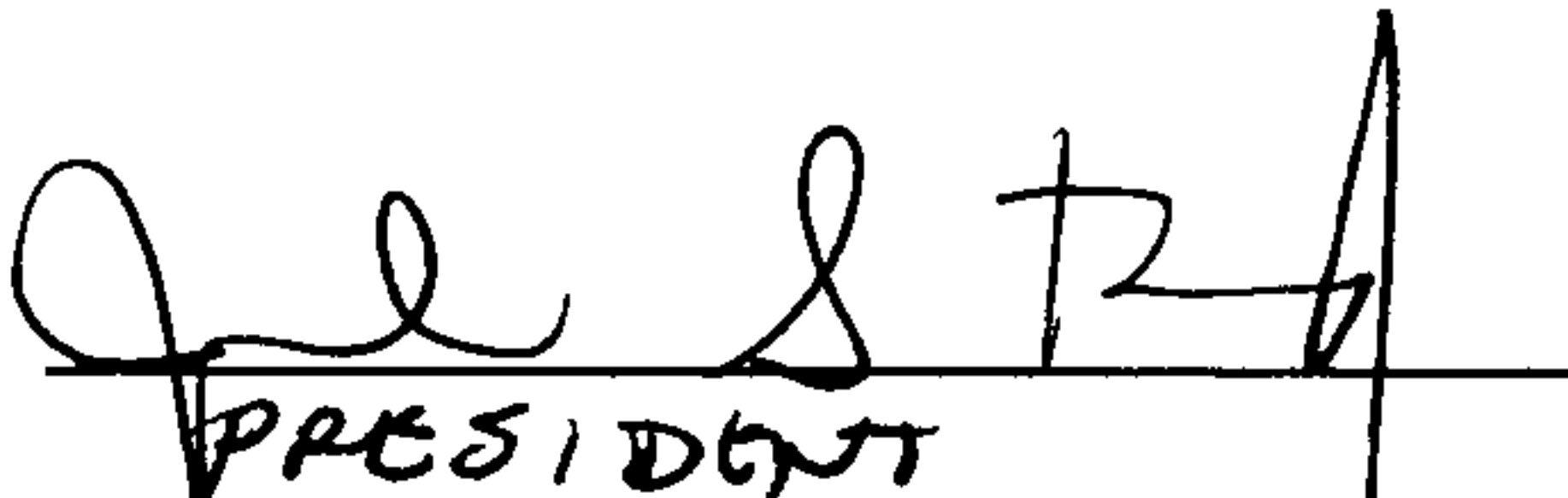
This conveyance is subject to taxes, and easements and restrictions of record.

TO HAVE AND TO HOLD to the said Grantee, his, her or their heirs, or its successors and assigns forever.

And the said GRANTOR does, for itself, its successors and assigns, covenant with said Grantee, his, her or their heirs and assigns, or its successors and assigns, that it is lawfully seized in fee simple of said premises; that they are free of all encumbrances, unless otherwise stated above; that it has good right to sell and convey the same as aforesaid; that it will, and its successors and assigns shall warrant and defend the same to the said GRANTEE, his, her or their heirs and assigns, or its successors and assigns forever, against the lawful claims of all persons.

IN WITNESS WHEREOF, the said GRANTOR(s), by its President, John G. Reamer, Jr., who is authorized to execute this conveyance, has hereto set its signature and seal this 28th day of AUGUST, 2013.

Reamer Development Corporation

BY: 
PRESIDENT



20130910000367670 1/3 \$24.00
Shelby Cnty Judge of Probate, AL
09/10/2013 01:26:47 PM FILED/CERT

Shelby County, AL 09/10/2013
State of Alabama
Deed Tax:\$4.00

**STATE OF ALABAMA
SHELBY COUNTY**

GENERAL ACKNOWLEDGEMENT

I, the undersigned, a Notary Public in and for said County, in said State hereby certify that John G. Reamer, Jr., whose name as President of Reamer Development Corporation is signed to the foregoing conveyance, and who is known to me, acknowledges before me on this day that, being informed of the contents of the conveyance, he, as such officer and with full authority, executed same voluntarily for and as the act of said corporation.

Given under my hand and official seal, this 28th day of August 2013.

2/2016
My Commission Expires

Wayne J. Saff
Notary Public


20130910000367670 2/3 \$24.00
Shelby Cnty Judge of Probate, AL
09/10/2013 01:26:47 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 REARER DEVELOPMENT CORP.
Mailing Address 19 WEST OXMOOR ROAD
BIRMINGHAM, AL 35209

Grantee's Name MARC R. HOLLINGSWORTH
Mailing Address LINDSEY S. HOLLINGSWORTH
1411 CAHABA RIVER PARK
BIRMINGHAM, AL 35243

Property Address 6193 EAGLE POINT CIRCLE
BIRMINGHAM, AL 35242

Date of Sale 8/28/2013
Total Purchase Price \$ \$4000.00

or
Actual Value \$ _____

or
Assessor's Market Value \$ _____



20130910000367670 3/3 \$24.00
Shelby Cnty Judge of Probate, AL
09/10/2013 01:26:47 PM FILED/CERT

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 RECEIPT

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 9/10/2013

Print MARC R. HOLLINGSWORTH

☐ Unattested

Sign

(verified by)

(Grantor/Grantee/Owner/Agent) circle one

Form RT-1