

This instrument was prepared by:
Candice J. Shockley
2491 Pelham Parkway
Pelham, Alabama 35124

Send tax notice to:
Martha N. Tibbett
133 Wixford Way
Alabaster, AL 35007

GENERAL WARRANTY DEED

STATE OF ALABAMA)
)
SHELBY COUNTY) KNOW ALL MEN BY THESE PRESENTS,

That in consideration of One Dollar (\$1.00), We, **Martha N. Tibbett**, a married woman, and **Jerry E. Tibbett**, a married man (hereinafter referred to as "GRANTORS"), do grant, bargain, sell and convey unto **Martha N. Tibbett** (hereinafter referred to as "GRANTEE") the following described real estate, situated in Shelby County, Alabama, to wit:

**Lot 357 according to the Survey of Weatherly Wixford Moor
Sector 24 as recorded in Map Book 20, page 144, Shelby
County, Alabama Records.**

**This conveyance is hereby made subject to restrictions,
easements and rights of way of record in the Probate Office of
Shelby County, Alabama.**

TO HAVE AND TO HOLD unto the said Grantee, her heirs and assigns, forever.


And We do for ourselves, and for our heirs, executors, and administrators covenant with the Grantee, her heirs, executors, administrators and assigns, that We are lawfully seized in fee simple of said premises, that they are free from all encumbrances except as aforesaid, that We have good right to sell and convey the same as aforesaid, and that We will, and our successors and assigns shall warrant and defend the same to the Grantee, her heirs, executors, administrators and assigns, forever, against the lawful claims of all persons.

IN WITNESS WHEREOF, the said GRANTORS have hereunto set their hands and seals this 8th day of January, 2015.

Martha N. Tibbett (Seal)
MARTHA N. TIBBETT

Jerry E. Tibbett (Seal)
JERRY E. TIBBETT

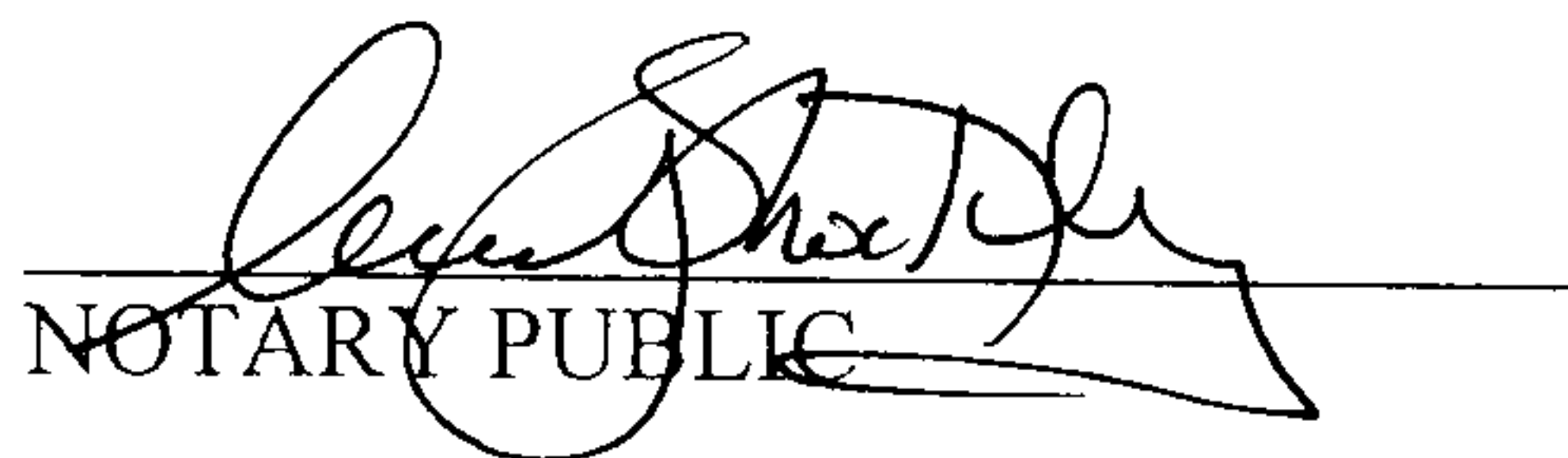
Shelby County, AL 01/28/2015
State of Alabama
Deed Tax: \$94.50


2015012800028400 1/3 \$114.50
Shelby Cnty Judge of Probate, AL
01/28/2015 09:01:25 AM FILED/CERT

STATE OF ALABAMA)
COUNTY OF SHELBY)

I, the undersigned, a Notary Public in and for said County, in said State, hereby certify that **MARTHA N. TIBBETT**, whose name is signed to the foregoing instrument, and who is known to me, acknowledge before me on this day, that, being informed of the contents of the conveyance she executed the same voluntarily on the day the same bears date.

Given under my hand and official seal this 8th day of January 2015.


NOTARY PUBLIC


My commission expires: 7-8-18

I, the undersigned, a Notary Public in and for said County, in said State, hereby certify that **JERRY E. TIBBETT**, whose names is signed to the foregoing instrument, and who is known to me, acknowledge before me on 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 official seal this 8th day of January, 2015.


NOTARY PUBLIC

My commission expires: 7-8-18


20150128000028400 2/3 \$114.50
Shelby Cnty Judge of Probate, AL
01/28/2015 09:01:25 AM 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 Martha & Jerry Tibbett
Mailing Address 133 Wixford Way
Alabaster, AL 35007

Grantee's Name Martha Tibbett
Mailing Address 133 Wixford Way
Alabaster, AL 35007

Property Address Same

Date of Sale 1-8-15

Total Purchase Price \$

or

Actual Value \$

or

Assessor's Market Value \$ 188,400 ^{1/2 =} 94,200



20150128000028400 3/3 \$114.50
Shelby Cnty Judge of Probate, AL
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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 Tax Assessment Record

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 1-28-15

Print Pandice Shockley

☐ Unattested

Sign [Signature]

(verified by)

(Grantor/Grantee/Owner/Agent) circle one

Form RT-1