

WHEN RECORDED RETURN TO:

Teresita M De Hernandez
113 Brook Hollow way
Pelham, Alabama, 35124

GRANT DEED

THE GRANTOR(S),

for and in consideration of: \$30,000.00 grants

to the GRANTEE(S):

the following described real estate, situated in Alabaster, in the County of Shelby, State of Alabama:

(LEGAL DESCRIPTION): Lot No. 11 as shown on a map entitled "Property Line Map, Siluria

Mills" prepared by Joseph A. Miller, Reg. Civil Engineer on October 5, 1965, and being more

particularly described as follows: Commence at the intersection of the southerly right of way line of Center Avenue and the easterly right of way line of Mill Street, said right of way lines as shown on the Map of the Dedication of the Streets and Easements, Town of Siluria, Alabama; thence southerly along the easterly right of way line of said Mill Street for 58.00 feet to the point of beginning; thence 90 deg. 00 min. left and run easterly for 130.00 feet; thence 90 deg. 00 min.

right and run southerly for 70.00 feet; thence 90 deg. 00 min. right and run westerly for 130.00

feet to a point on the easterly right of way line of Mill Street; thence 90 deg. 00 min. right and run northerly for 70.00 feet to the point of beginning.

- Mary Alice Ray, a single person,

- Teresita M De Hernandez, 113 Brook Hollow way, Pelham, Shelby County, Alabama, 35124,

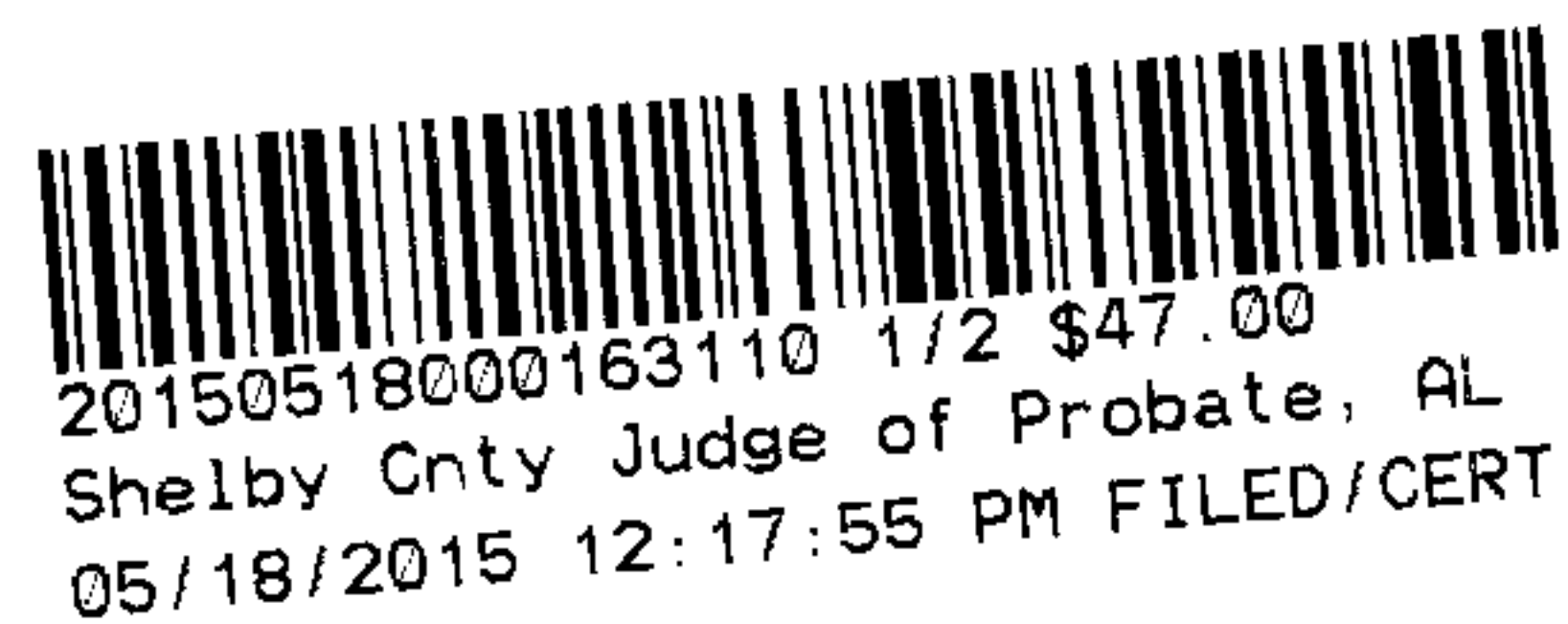
Subject to existing taxes, assessments, liens, encumbrances, covenants, conditions, restrictions,

rights of way and easements of record the grantor hereby covenants with the Grantee(s) that

Grantor is lawfully seized in fee simple of the above granted premises and has good right to sell

and convey the same.

Tax Parcel Number: _____



Grantor Signatures:

Mary Alice Ray
Mary Alice Ray

1404 8th St. SW

Alabaster, Alabama, 35007

Shelby County, AL 05/18/2015
State of Alabama
Deed Tax: \$30.00

STATE OF ALABAMA, COUNTY OF SHELBY, ss:

On this 18 day of May, _____, before me,

Mary Alice Ray, personally appeared Mary Alice Ray, known to me

(or satisfactorily proven) to be the persons whose names are subscribed to the within instrument

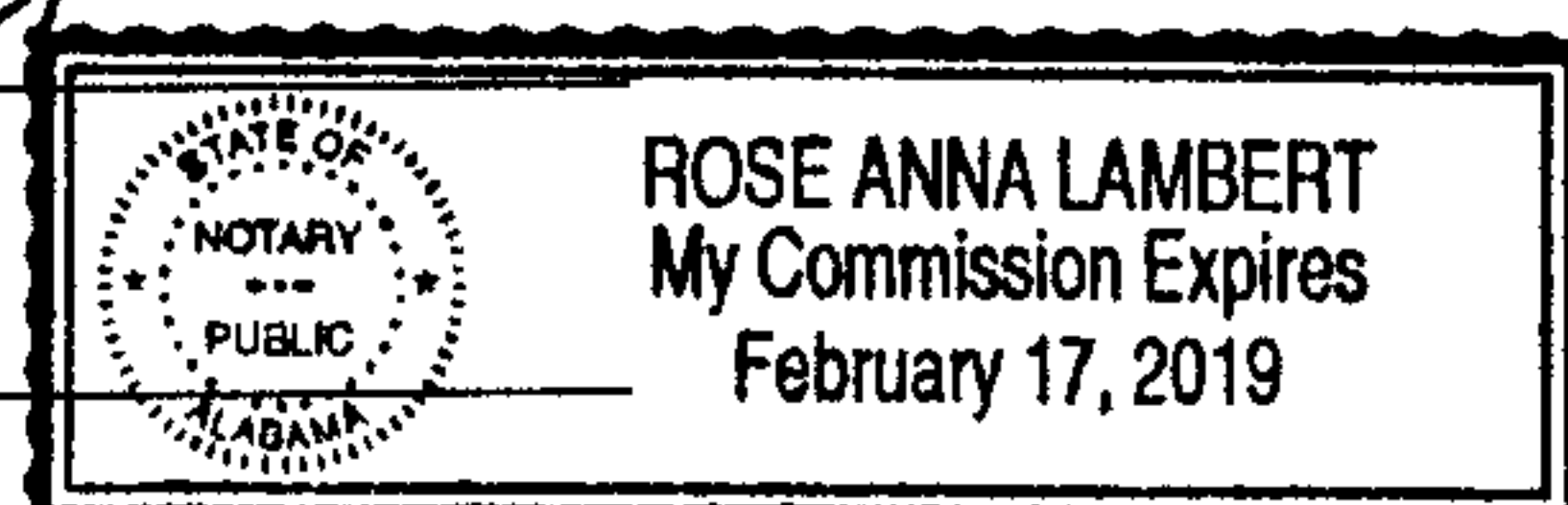
and acknowledged that they executed the same as for the purposes therein contained.

In witness whereof I hereunto set my hand and

official seal.

Rose Anna Lambert

Notary Public



Title (and Rank)

My commission expires _____

DATED: 5-18-15

Real Estate Sales Validation Form

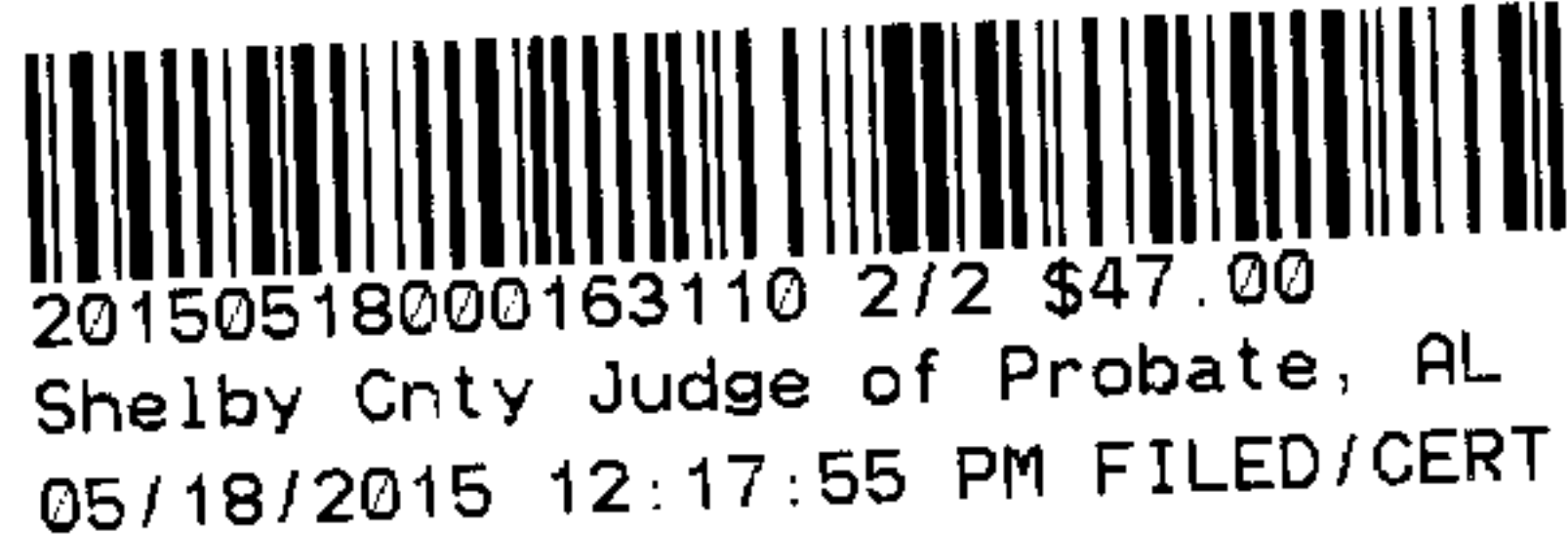
This Document must be filed in accordance with Code of Alabama 1975, Section 40-22-1

Grantor's Name Mary Alice Ray
Mailing Address 1404 8th St. SW
Alabaster, AL 35007

Grantee's Name Teresita Hernandez
Mailing Address 113 Brook Hollow way
Pelham, AL 35124

Property Address 1404 8th St. SW
Alabaster, AL 35007

Date of Sale 5/18/15
Total Purchase Price \$ 30,000



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 ☐ Appraisal
☐ Sales Contract ☐ Other
☐ Closing Statement

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 5-18-15

Print Teresita Hernandez

☐ Unattested

(verified by)

Sign [Signature]

(Grantor/Grantee/Owner/Agent) circle one