Send tax notice to:

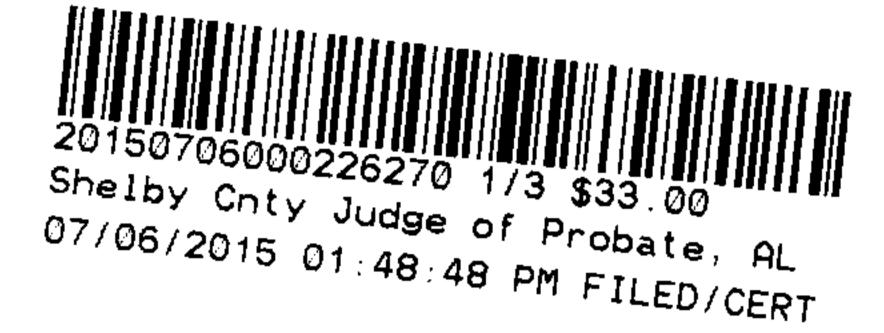
<u>Rebecca Fanguy Oldham & Gammie Oldham</u>

<u>464 Sunset Lakes Circle</u>

Chelsea, AL 35043

This instrument prepared by: Stewart & Associates, P.C. 3595 Grandview Pkwy, #645 Birmingham, Alabama 35243 PEUSOUS

State of Alabama
County of Shelby



WARRANTY DEED

KNOW ALL MEN BY THESE PRESENTS:

That in consideration of Two Hundred Fifty Eight Thousand and 00/100 Dollars (\$258,000.00) in hand paid to the undersigned Wilee Allen Miller and Maite Ciliezar Miller, Husband and Wife, (hereinafter referred to as "Grantors"), by Rebecca Fanguy Oldham and Gammie Oldham (hereinafter referred to as "Grantees"), the receipt and sufficiency of which are hereby acknowledged, Grantors do, by these presents, grant, bargain, sell, and convey unto Grantees, as joint tenants with right of survivorship, the following described real estate situated in Shelby County, Alabama, to-wit:

Lot 29, according to the Final Plat of Sunset Lake, Phase 5, as recorded in Map Book 35, Page 39 in the Probate Office of Shelby County, Alabama. Being situated in Shelby County, Alabama.

Rebecca Oldham is one and the same person as Rebecca Oldham Fanguy.

SUBJECT TO:

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

\$245,100.00 OF THE CONSIDERATION AS WAS PAID FROM THE PROCEEDS OF A MORTGAGE LOAN.

TO HAVE AND TO HOLD to Grantees, as joint tenants, with right of survivorship, their heirs, executors, administrators and assigns forever.

The Grantors do for themselves, their heirs and assigns, covenant with Grantees, their heirs, executors, administrators and assigns, that they are lawfully seized in fee simple of said premises; that it is 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 shall warrant and defend the same to the said Grantees, their heirs and assigns forever, against the lawful claims of all persons.

IN WITNESS WHEREOF, Grantors Wilee Allen Miller and Maite Ciliezar Miller have hereunto set their signatures and seals on June 25, 2015.

Wilee Allen Miller

STATE OF ALABAMA COUNTY OF Shelby

I, the undersigned, a Notary Public in and for said County, in said State, hereby certify that Wilee Allen Miller and Maite Ciliezar Miller, 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 25^{11} day of June, 2015.

(NOTARIAL SEAL)

Print Name: MIN W, Lew 15
Commission Expires:

Miy Comm. Expires ALABAM MINISTER

20150706000226270 2/3 \$33.00 Shelby Cnty Judge of Probate, AL 07/06/2015 01:48:48 PM FILED/CERT

Real Estate Sales Validation Form

Casaksala klassa	Document must be filed in accordance with Code of Alabama 1975, Section 40-22-1 WILEE ALLEU MILLER AND REBECCA FANGUY OLDHAM MATRE CILEZAR MILLER Grantee's Name AND GAMMES OLDHAM 3139 CHELSEA PARK RIBGE Mailing Address 464 SUNSET LAKELSEA CHELSEA, AL 35043 CHELSEA, AL 35043
Property Address	464 SUPSET LAKE CINCIE Date of Sale 6/25/15 CHEZSEA, AL 35043 Total Purchase Price \$ 258,000 Or Actual Value \$
•	or Assessor's Market Value \$
•	e or actual value claimed on this form can be verified in the following documentary one) (Recordation of documentary evidence is not required) Appraisal Other ment
•	document presented for recordation contains all of the required information referenced this form is not required.
	Instructions d mailing address - provide the name of the person or persons conveying interest ir current mailing address.
Grantee's name at to property is being	nd mailing address - provide the name of the person or persons to whom interest g 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.
•	ce - the total amount paid for the purchase of the property, both real and personal, the instrument offered for record.
conveyed by the in	e property is not being sold, the true value of the property, both real and personal, being strument offered for record. This may be evidenced by an appraisal conducted by a or the assessor's current market value.
excluding current of values	ded and the value must be determined, the current estimate of fair market value, use valuation, of the property as determined by the local official charged with the luing property for property tax purposes will be used and the taxpayer will be penalized of Alabama 1975 § 40-22-1 (h).
accurate. I further	of my knowledge and belief that the information contained in this document is true and understand that any false statements claimed on this form may result in the imposition rated in Code of Alabama 1975 § 40-22-1 (h).
Date 6/25/15	Print DAUSOW. LEWIS
Unattested	Sign Sign
	(verified by) (Grantor/Grantee/Owner/Agent) circle one Form RT-1

20150706000226270 3/3 \$33.00 20150706000226270 3/3 \$33.00 Shelby Cnty Judge of Probate, AL 07/06/2015 01:48:48 PM FILED/CERT