


SEND TAX NOTICE TO:
Dellaneira Rojas-Jaimes
2239 Tahiti Lane
Alabaster, AL 35007


20150709000232000 1/3 \$94.50
Shelby Cnty Judge of Probate, AL
07/09/2015 12:08:46 PM FILED/CERT

SPECIAL WARRANTY DEED

STATE OF ALABAMA
COUNTY OF SHELBY

Know all men by these presents: That for and in consideration of Seventy Four Thousand Five Hundred and no/100 (\$74,500.00)and other valuable consideration, the receipt whereof is hereby Acknowledged, the undersigned Grantor, The Secretary of Housing and Urban Development (Hereinafter referred to as "Grantor") does hereby grant, bargain, sell and convey unto Grantee (hereinafter referred to as "Grantee") by Dellaneira Rojas-Jaimes (Hereinafter referred to as "Grantees"), the following described real estate, Situated in Shelby County, Alabama, to-wit:

Lot 35, Block 1, according to the Survey of Southwind, Second Sector, as recorded in Map book 6, Page 106, in the Probate Office of Shelby County, Alabama.

SUBJECT TO EASEMENTS, RESTRICTIONS, AND RIGHTS OF WAY OF RECORD.

TO HAVE AND TO HOLD, the above described property together with all and singular the tenements, hereditaments, and appurtenances thereupon belonging or in any wise appertaining unto the said Grantee, its successors and assigns forever.

It is expressly understood and agreed by and between the parties hereto that is conveyance is subject to any outstanding right of redemption from foreclosure sale and that this deed contains no warranty except against the acts of said Grantor, and all persons claiming by, through or under it.

IN WITNESS WHEREOF I/WE have hereunto set MY/OUR hand(s) and seal(s), this 2 day of July, 2015.

Shelby County, AL 07/09/2015
State of Alabama
Deed Tax: \$74.50

The Secretary of Housing and Urban Development

BY: Keyana Marshall
Its: Delegate

STATE OF GA
COUNTY OF Cobb

20150709000232000 2/3 \$94.50
Shelby Cnty Judge of Probate, AL
07/09/2015 12:08:46 PM FILED/CERT

I, the undersigned a Notary Public in and for said County, in said State, hereby certify that
Keyana Marshall whose name as Delegate of The Secretary of Housing and Urban
Development is signed to the foregoing conveyance, and who is known to me, acknowledged
before me on this day that, being informed of the contents of the conveyance, he, as such
Delegate and with full authority, executed the same voluntarily for and as the act of said
entity.

Given under my hand and official seal, this the 2 day of July 2015.

[Signature]
Notary Public
My Commission Expires

Prepared by:
Parker Law Firm, LLC
1560 Montgomery Hwy Ste 205
Birmingham, AL 35216
2742



SHARON LEE
NOTARY PUBLIC
COBB COUNTY, GEORGIA
MY COMMISSION EXPIRES
JANUARY 21, 2019

Real Estate Sales Validation Form

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

Grantor's Name	The Secretary of Housing and Urban Dev.	Grantee's Name	Dellaneira Rojas-Jaimes
Mailing Address		Mailing Address	2239 Tahiti Lane Alabaster, Alabama 35007
Property Address	2239 Tahiti Lane Alabaster, AL 35007	Date of Sale	July 7, 2015
		Total Purchase Price	\$74,500.00
		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



20150709000232000 3/3 \$94.50
Shelby Cnty Judge of Probate, AL
07/09/2015 12:08:46 PM FILED/CERT

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 7-7, 2015

Unattested

(verified by)

Print: Dellaneira Rojas Jaimes

Sign: Dellaneira Rojas Jaimes
Grantor/Grantee/Owner/Agent (circle one)

Form RT-1