

This document prepared by:
Elizabeth A. Roland, Attorney
267 Village Parkway
Helena, AL 35080-4028


20160803000274570 1/2 \$148.50
Shelby Cnty Judge of Probate, AL
08/03/2016 12:03:08 PM FILED/CERT

No survey examined and no title
examination made by this attorney.
Legal description furnished by Grantor.
Source of Title: Book 054, Page 29,
December 18, 1985, Probate Office of
Shelby County, Alabama.

WARRANTY DEED

STATE OF ALABAMA)
SHELBY COUNTY)

KNOW ALL MEN BY THESE PRESENTS: in consideration of the sum of One Hundred and No/100 (\$100.00) Dollars, love and affection, and other good and valuable consideration, to the undersigned Grantor, in hand paid by the Grantee herein, the receipt of which is hereby acknowledged, I, **W. E. Storer**, an unmarried man (hereinafter referred to as GRANTOR), do hereby grant, bargain, sell, and convey unto **Linda Jean Hoskin**, a married woman (herein referred to as GRANTEE), the following described real estate situated in Shelby County, Alabama, to-wit:

Lot 2, according to the Survey of Dearing Downs, as recorded in Map Book 6, Page 136, in the Probate Office of Shelby County, Alabama.

Subject to current taxes, easements, restrictions, building set back lines, transmission line permit, mineral and mining rights and rights of way of record.

W. E. Storer, Grantor herein, is the surviving Grantee in deed recorded in Book 054, Page 29. The other Grantee, **Ivogene A. Storer**, passed away on July 11, 2016

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

And I do for myself and for my heirs, executors, and administrators, covenant with the said Grantee, that I am lawfully seized in fee simple of said premises; that they are free from all encumbrances, unless otherwise noted above; that I have a good right to sell and convey the same as aforesaid; that I will and my heirs, executors and administrators shall warrant and defend the same to the Grantee forever, against the lawful claims of all persons.

IN WITNESS WHEREOF, I have hereunto set my hand and seal on this the 3 day of August, 2016.

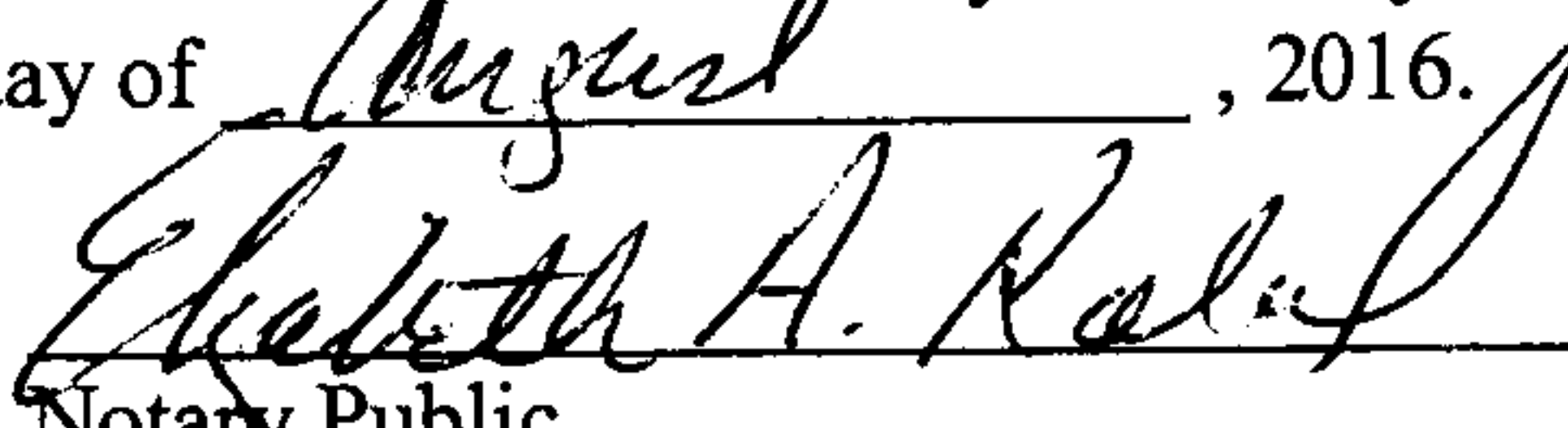

_____(L.S.)
W. E. STORER

STATE OF ALABAMA)
SHELBY COUNTY)

I, the undersigned, a Notary Public in and for the State of Alabama at Large, do hereby certify that **W. E. Storer**, an unmarried man, whose name 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 executed the same voluntarily on the day the same bears date.

Given under my hand and official seal this the 3rd day of August, 2016.

Shelby County, AL 08/03/2016
State of Alabama
Deed Tax: \$130.50



Notary Public
My commission expires: 6/10/2018

Send tax notice to:
Ms. Linda Jean Hoskin
745 Haycort Lane
Hoover, AL 35244

Real Estate Sales Validation Form

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

Grantor's Name W. E. Storer
Mailing Address 745 Haycort Lane
Hoover, AL 35244

Grantee's Name Linda Jean Hoskin
Mailing Address 745 Haycort Lane
Hoover, AL 35244

Property Address 1102 Dearing Downs Drive
Helena, AL 35080

Date of Sale _____
Total Purchase Price \$ _____

or
Actual Value \$ _____

or
Assessor's Market Value \$ 130,500.00



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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 | ☐ Appraisal |
| ☐ Sales Contract | ☒ Other Shelby County (Alabama) Tax Assessor's Office |
| ☐ 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 8/3/16

Print Linda Jean Hoskin

Sign Linda Jean Hoskin

Unattested

(verified by)

(Grantor/Grantee/Owner/Agent) circle one

Print Form

Form RT-1