


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

Description furnished by Grantor. No  
survey examined and no title examination  
made by this attorney. Source of title:  
20150930000342160, Shelby County  
Probate Judge, Shelby County, Alabama,  
09/24/2015.

## WARRANTY DEED



20170929000354690 1/3 \$24.00  
Shelby Cnty Judge of Probate, AL  
09/29/2017 09:38:33 AM FILED/CERT

STATE OF ALABAMA )

SHELBY COUNTY )

**KNOW ALL MEN BY THESE PRESENTS**, that in consideration of the sum of One Hundred and No/100 (\$100.00) Dollars, cash in hand paid by the Grantee herein, the receipt and of which is acknowledged, I, **Julian Shen**, as Successor Trustee of the Richard Parks Norton Revocable Living Trust and as Personal Representative of the Estate of Richard Parks Norton, Case No.: PR-2017-000002.00 as recorded in Shelby County, Alabama, herein referred to as Grantor, does hereby grant, bargain, sell, warrant and convey unto myself, **Julian Shen**, as per the Will of Richard Parks Norton, hereinafter referred to as Grantee, together with every contingent remainder and right of reversion, the following described property situated in Shelby County, Alabama, to-wit:

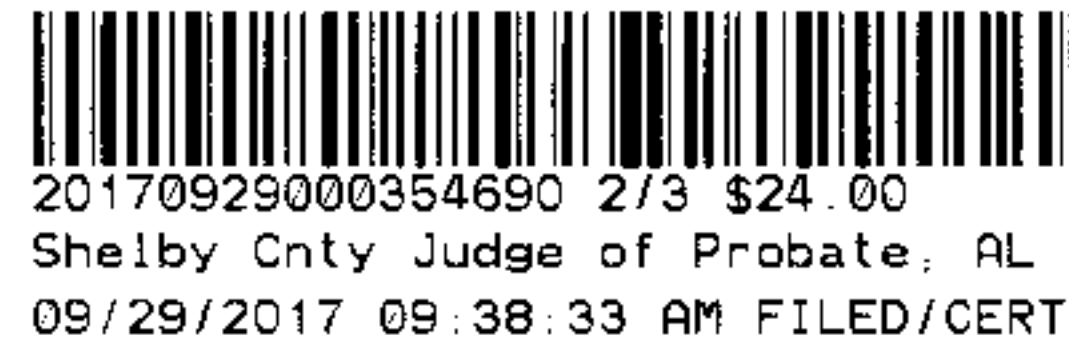
Lot 33, according to the Survey of the First Amended Plat of Greystone Farms, North Phase 1, as recorded in Map Book 23, Page 57, in the Probate Office of Shelby County, Alabama.

Subject To:

Advalorem taxes for the 2017 and subsequent years due and payable as of October 1, 2017 and existing covenants and restrictions, easements, building lines and limitations of record.


**TO HAVE AND TO HOLD** the aforegranted premises, together with all improvements and appurtenances thereunto belonging, to the said Grantee together with every contingent remainder and right of reversion. Grantor does hereby covenant with the said Grantee, her successors and assigns, that at the time of delivery of this deed the premises were free from all encumbrances made by Grantor and that Grantor will warrant and defend the same against the lawful claims and demands of all persons, claiming

by, through, or under it, but against none other.



IN WITNESS WHEREOF, I have hereunto set my hand and seal on this the 27 day of Sept., 2017.

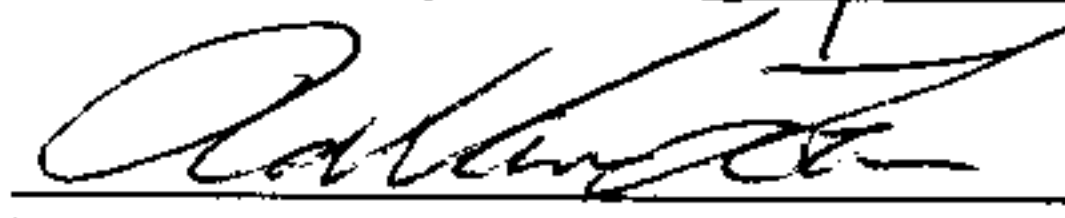
  
\_\_\_\_\_  
**Julian Shen**, as Successor Trustee of the Richard Parks Norton Revocable Living Trust

  
\_\_\_\_\_  
**Julian Shen**, as Personal Representative of the Estate of Richard Parks Norton

STATE OF ALABAMA     )  
SHELBY COUNTY        )

I, the undersigned, a Notary Public in and for State of Alabama at Large, do hereby certify that **Julian Shen**, Successor Trustee of the Richard Parks Norton Revocable Living Trust and as Personal Representative of the Estate of Richard Parks Norton, 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, she executed the same voluntarily on the day the same bears date.

Given under my hand and official seal this the 27th day of September, 2017.

  
\_\_\_\_\_  
Notary Public  
My commission expires: 3/19/2019

Send tax notice to:  
Julian Shen  
398 North Lake Road  
Birmingham, AL 35242

# Real Estate Sales Validation Form

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

Grantor's Name Julian Shen as Successor Trust-  
Mailing Address ee of the Richard Parks Norton  
Revocable Living Trust, 398 N.  
Lake Rd., Birmingham, AL 35242

Grantee's Name Julian Shen  
Mailing Address 398 North Lake Road  
Birmingham, AL 35242

Property Address 398 North Lake Road  
Birmingham, AL 35242

Date of Sale \_\_\_\_\_  
Total Purchase Price \$ \_\_\_\_\_

or  
Actual Value \$ \_\_\_\_\_

or  
Assessor's Market Value \$ 601,300.00



20170929000354690 3/3 \$24.00  
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 ☐ 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 9/27/2017

Print JULIAN SHEN

Unattested

Sign [Signature]

(verified by)

(Grantor/Grantee/Owner/Agent) circle one

Print Form

Form RT-1