



20171002000356740 1/3 \$71.00
Shelby Cnty Judge of Probate, AL
10/02/2017 09:53:57 AM FILED/CERT

This document prepared by:
Law Office of John A. Gant
200 Office Park Drive, Suite 210
Birmingham, AL 35223

Send tax notice to:
William and Teresa Douglas
705 Saint Andrews Lane
Hoover, AL 35244

STATUTORY WARRANTY DEED

STATE OF ALABAMA)
SHELBY COUNTY)

KNOW ALL PERSONS BY THESE PRESENTS:

That in consideration of Fifty Thousand and 00/100 Dollars (\$50,000.00) to the undersigned GRANTORS in hand paid by the GRANTEES herein, the receipt of which is hereby acknowledged we, WILLIAM L. DOUGLAS and TERESA R. DOUGLAS, Husband and Wife (herein referred to as GRANTORS) does grant, bargain, sell and convey unto WILLIAM L. DOUGLAS and TERESA R. DOUGLAS, as joint tenants with rights of survivorship, (herein referred to as GRANTEES) all of our right, title, interest, and claim in or to the following described real estate situated in Shelby County, Alabama:

Lot 11, according to the Final Record Plat of Heatherwood 7th Sector, as recorded in Map Book 39, page 84 A & B, in the Probate Office of Shelby County, Alabama.


To have and to hold said GRANTEES forever.

Shelby County, AL 10/02/2017
State of Alabama
Deed Tax: \$50.00

Dated this the 15th day of September, 2017.


WILLIAM L. DOUGLAS



TERESA R. DOUGLAS

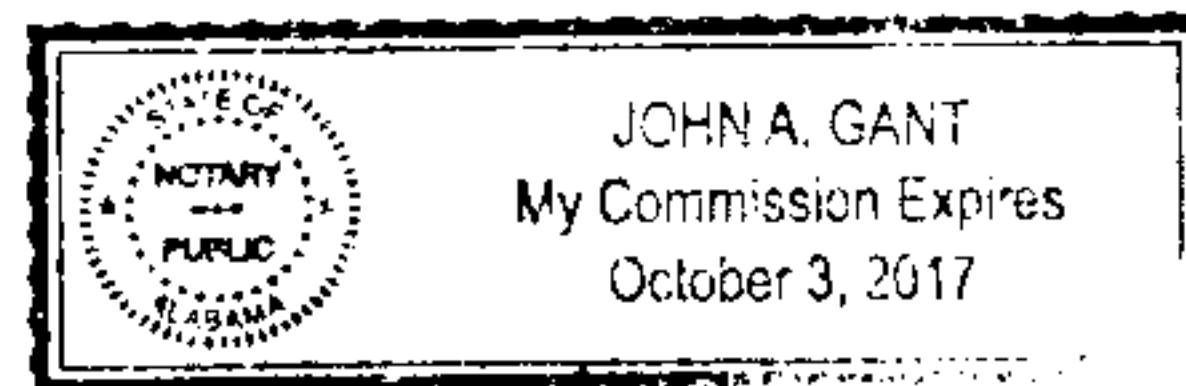

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STATE OF ALABAMA)
COUNTY OF JEFFERSON)

I, the undersigned, a Notary Public in and for said County, in said State, hereby certify that WILLIAM L. DOUGLAS and TERESA R. DOUGLAS who are known to me, acknowledged before me on this day that being informed of the contents of the conveyance, they executed the same voluntarily on the day the same bears date.

Given under my hand and official seal this the 15th day of September, 2017.


NOTARY PUBLIC: JOHN A. GANT
My commission expires: 10/3/2017



Real Estate Sales Validation Form

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

Grantor's Name William & Teresa Douglas
Mailing Address 2447 Lancaster Cir.
Birmingham, AL 35242

Grantee's Name William & Teresa Douglas
Mailing Address 2447 Lancaster Cir.
Birmingham, AL 35242

Property Address 705 Saint Andrews Ln.
Hoover, AL 35244

Date of Sale 9/15/17

Total Purchase Price \$

or

Actual Value \$

or

1/2 Assessor's Market Value \$ 50,000.00***

The purchase price or current assessor's market value claimed on this form can be verified in the following documentary evidence: (check one)

☐ Mortgage
☐ Bill of Sale
☐ Sales Contract

☐ Closing Statement
☒ Other

***Deed is being recorded to add Teresa to title. Consideration is 1/2 assessor's value of \$100,000.00.

* The deed or other instrument of like character offered for recordation which conveys property cannot be used as documentary evidence

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.

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 being conveyed.

Actual value - if the property is not being sold, the true value of the property being conveyed. This may be evidenced by an appraisal conducted by a licensed appraiser.

Current Assessor's market value - if no proof is provided, 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.

Any person who intentionally fails to provide the proof required or presents false proof shall be subject to a penalty of \$100 or 25% of the taxes due, whichever is greater.

I hereby affirm that to the best of my knowledge and belief the information contained in this document is true and complete.

Date 9/15/17

Print John A. Gant

Sign

John A. Gant
(Owner ☒ Agent) circle one

