



20171018000378860 1/3 \$61.50
Shelby Cnty Judge of Probate, AL
10/18/2017 11:21:49 AM FILED/CERT

STATE OF ALABAMA)

CLERKS DEED

SHELBY COUNTY)

Deed is hereby made this 25th day of August, 2017, by
JODY WISE CAMPBELL, Register, Clerk of the Circuit Court of Baldwin, State of
Alabama, Grantor, to J. RANDALL BECKERS

I, JODY WISE CAMPBELL, Clerk of the Baldwin County Circuit Court, by
virtue of the authority in me vested by decree of the Baldwin County Circuit Court in
Case No. DR-2013-900075, an action in which Sharon Beckers, was a party, have
sold and conveyed and by these presents do hereby GRANT, BARGAIN, AND
CONVEY unto J. RANDALL BECKERS the following described real property in
SHELBY COUNTY, ALABAMA, to wit:

Unit 806, Building B, in The Gables, a Condominium, located in Shelby
County, Alabama, as established by Declaration of Condominium and
By-Laws thereto as recorded in Real Volume 10, Page 177 and amended
in Real Volume 27, Page 733, Real Volume 50, Page 327 and Real
Volume 50, Page 340, and re-recorded in Real 50, Page 942 and amended
in Real 59, Page 19 and further amended by Corporate Volume 30, Page
407 and in Real 96, Page 855 and Real 97, Page 937 and By-Laws as
shown in Real Volume 27, Page 733 and then amended in Real Volume
50, Page 325 together with an undivided interest in the common elements
as set forth in the aforesaid mentioned Declaration, said unit being more
particularly described in the floor plans and architectural drawings of The
Gables Condominium as recorded in Map Book 9, Page 41 thru 44 and
amended in Map Book 9, Page 135 and further amended by map Book
10, Page 49 in the Probate Office of Shelby County, Alabama.

Property Address is: 806 Gables Drive, Birmingham, Alabama 35244.

TO HAVE AND TO HOLD the aforegranted premises unto the said Grantee,
J. RANDALL BECKERS, his heirs, personal representatives, successors and assigns,
forever.

Shelby County, AL 10/18/2017
State of Alabama
Deed Tax: \$40.50

IN TESTIMONY WHEREOF, I have hereunto set my hand and affixed my seal as

Clerk of the Baldwin County Circuit Court on this the 25th day of

August, 2017.

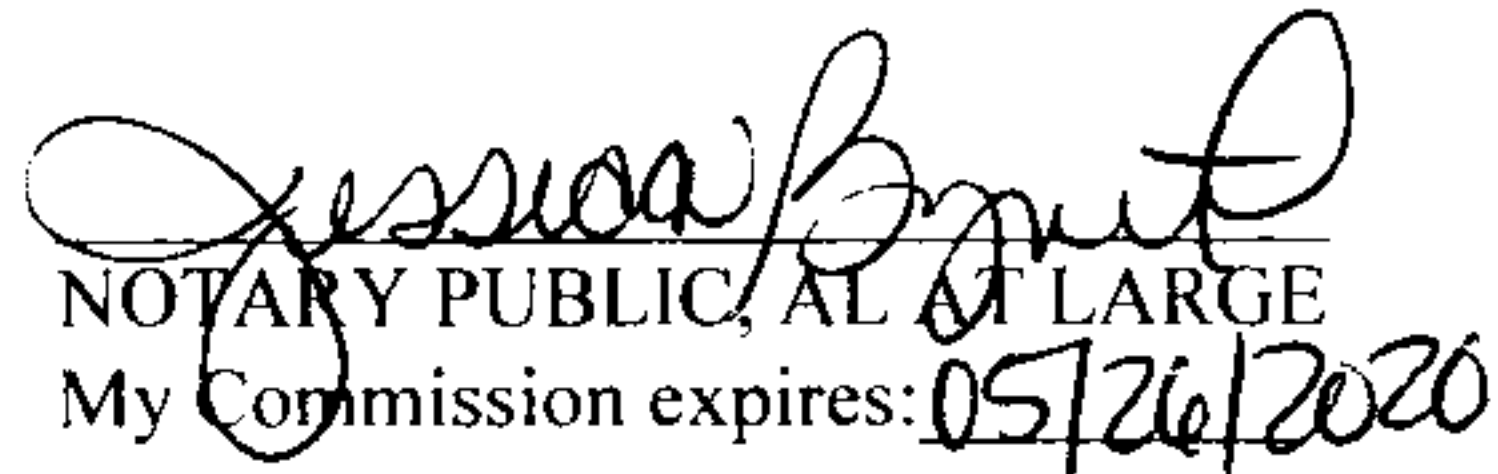


JODY WISE CAMPBELL
Baldwin County Circuit Clerk

STATE OF ALABAMA)
COUNTY OF SHELBY)

I, the undersigned authority, a Notary Public, in and for said County and State do hereby certify that JODY WISE CAMPBELL, CIRCUIT CLERK, who is known to me, acknowledged before me on this date, that, being informed of the contents of said instrument, the Grantor executed the same voluntarily on the day the same bears date.

Given under my hand and notarial seal on this the 25th day of
August, 2017.




NOTARY PUBLIC, AL AT LARGE
My Commission expires: 05/26/2020

Approved this 25th day of August, 2017

JODY WISE CAMPBELL
Clerk of the Circuit Court
312 Courthouse Square, Suite 10
Bay Minette, Alabama 36507

THIS INSTRUMENT PREPARED BY:

DAVID A. SIMON, ESQUIRE
411-B JOHNSON AVENUE
FAIRHOPE, ALABAMA 36532



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Real Estate Sales Validation Form

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

Grantor's Name J. Randall Beckers
Mailing Address Sharon Beckers
806 - B Gables Dr
Birmingham, AL 35244

Grantee's Name J. Randall Beckers
Mailing Address 14600 Crossway Rd
Rockville, MD 20853

Property Address 806 - B Gables Dr
Birmingham, AL
35244

Date of Sale August 25, 2017
Total Purchase Price \$

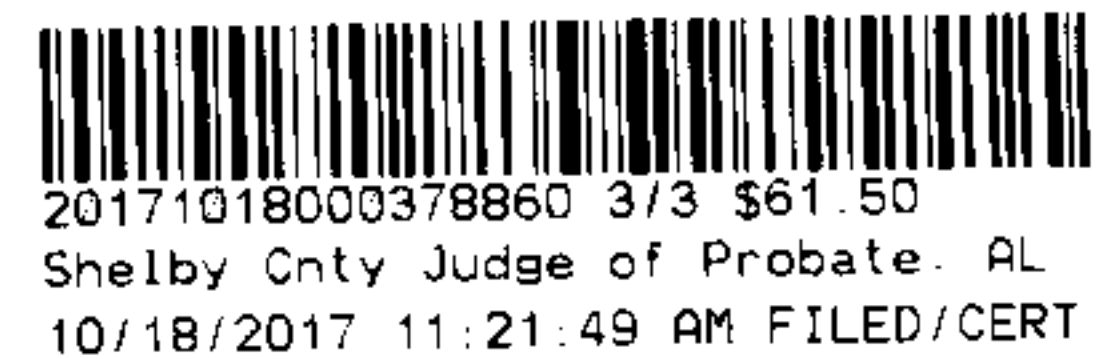
or
Actual Value \$

or
Assessor's Market Value \$ 80,600 - 1/2 = 40,300

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



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 10-13-17

Print Angel Lake, for David A. Simon

Sign Angel Lake, for David A. Simon
(Grantor/Grantee/Court Agent) circle one

Unattested

(verified by)

Form RT-1