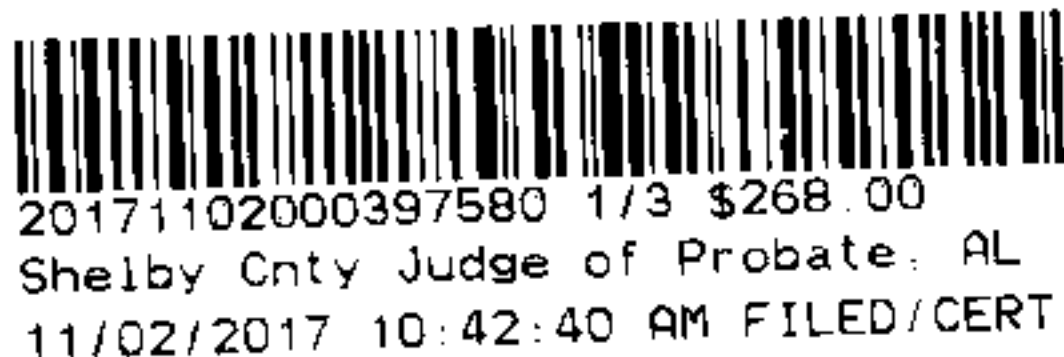




SEND TAX NOTICE TO:

Delfina Cuevas
164 Wisteria Drive
Chelsea, Alabama 35403

WARRANTY DEED, JOINTLY FOR LIFE WITH REMAINDER TO SURVIVOR

State of Alabama)
)
Shelby County)

Shelby County, AL 11/02/2017
State of Alabama
Deed Tax: \$247.00

KNOW ALL MEN BY THESE PRESENTS,

That for and in consideration of the sum of TEN DOLLARS (\$10.00) and other good and valuable consideration, to the undersigned grantor (whether one or more), in hand paid by the grantee herein, the receipt whereof is acknowledged, I or we, **Olga Korokhova, (a married individual married to Juan Antonio Rodriguez)**, (herein referred to as grantor, whether one or more), grant, bargain, sell and convey unto **Juan Rodriguez Osnaya and Delfina Cuevas (husband and wife)**, (herein referred to as grantee, whether one or more), for and during their joint lives and upon the death of either of them, then to the survivor of them in fee simple, together with every contingent remainder and right of reversion, the following described real estate, situated in Shelby County, Alabama, to-wit:

Lot 446, according to the survey of Windstone IV, as recorded in Map Book 27, Page 55, Shelby County, Alabama Records.

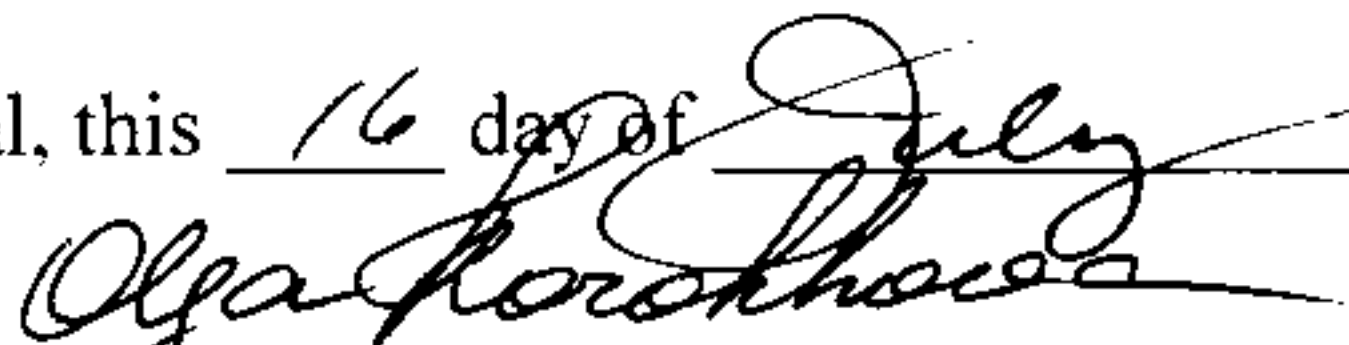
Subject to easements, building lines, easements, mortgages, and restrictions and reservations of record, if any. Description contained furnished by Parties hereto. There are no warranties or representation by the Attorney as to correctness of the above description.

Subject to easement, restrictive covenants and ad valorem taxes of record.

TITLE NOT EXAMINED

TO HAVE AND TO HOLD to the said GRANTEES for and during their joint lives and upon the death of either of them, then to the survivor of them in fee simple, and to the heirs and assigns of each survivor forever, together with every contingent remainder and right of reversion.

Given under my hand and seal, this 16 day of July, 2008.



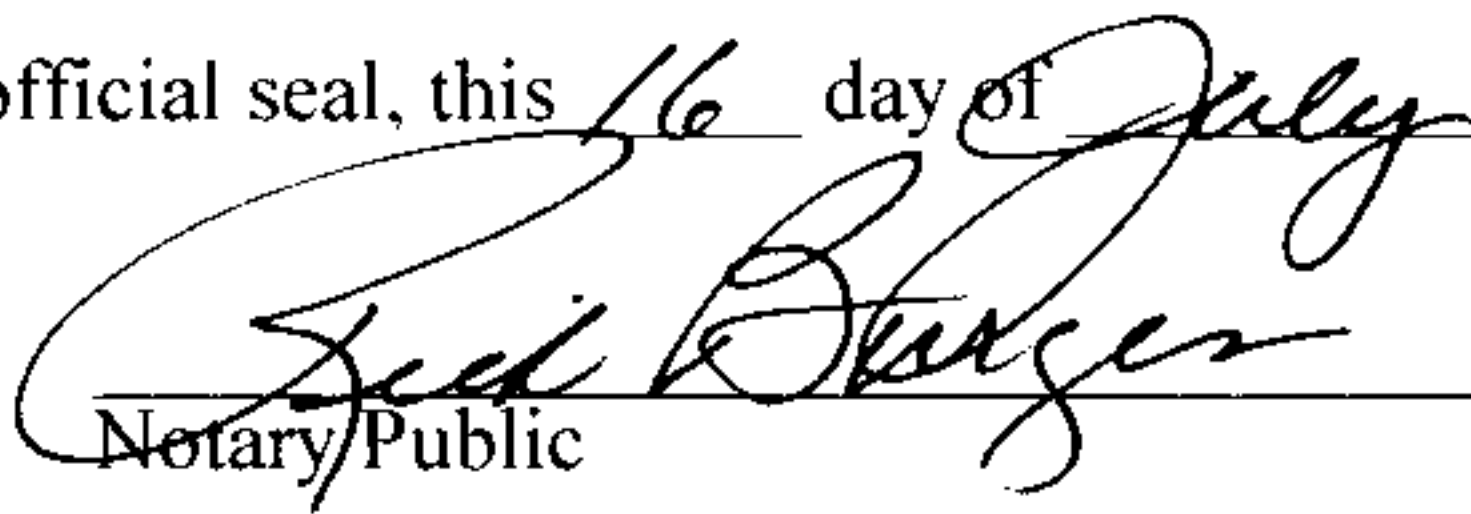
Olga Korokhova a/k/a Olga Rodriguez (SEAL)

State of Alabama)
State At Large)

I, the undersigned authority, a Notary Public in and for said County and State, in said State,

hereby certify that Olga Korokhova, 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 16 day of July, 2008.



Notary Public



20171102000397580 2/3 \$268.00
Shelby Cnty Judge of Probate, AL
11/02/2017 10:42:40 AM FILED/CERT

Real Estate Sales Validation Form

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

Grantor's Name Olga Korokhova
Mailing Address 164 Wisteria Dr
Chelsea AL 35043

Grantee's Name Juan Rodriguez Osnaya
Mailing Address Delfina Cuevas
2337 4th Street NE
Birmingham AL 35215

Property Address 164 Wisteria DR
Chelsea AL 35043

Date of Sale 7/16/08
Total Purchase Price \$ _____

or
Actual Value \$ _____

or
Assessor's Market Value \$246,800



20171102000397580 3/3 \$268.00
Shelby Cnty Judge of Probate, AL
11/02/2017 10:42:40 AM FILED/CERT

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 11/2/17

Print Delfina R Cuevas

Sign Delfina R Cuevas

(Grantor/Grantee/Owner/Agent) circle one

X Unattested Karen Melsen
(verified by)