

20180305000069540
03/05/2018 08:23:19 AM
DEEDS 1/3

RECORDING REQUESTED BY:

WAYMOND REEVES AND JUDY REEVES
1452 KELLY DRIVE
PELHAM, AL 35124

PREPARED BY:

LYNN BYRD, ATTORNEY AT LAW
PO BOX 44
MONROEVILLE, AL 36461

SEND TAX MESSAGE TO:

WAYMOND REEVES AND JUDY REEVES
1452 KELLY DRIVE
PELHAM, AL 35124

WARRANTY DEED

For good consideration, I (we) **WAYMOND REEVES, A MARRIED MAN** whose mailing address is 1452 KELLY DRIVE, PELHAM, AL 35124, hereby bargain, deed and convey to **WAYMOND REEVES AND JUDY REEVES, HUSBAND AND WIFE, AS JOINT TENANTS WITH RIGHT OF SURVIVORSHIP**, whose mailing address is 1452 KELLY DRIVE, PELHAM, AL 35124, the following described land in SHELBY County, State of Alabama, free and clear with WARRANTY COVENANTS; to wit:

LOTS 22 & 23, DEER SPRINGS ESTATES, INC., FIRST ADDITION, AS RECORDED IN MAP BOOK 5, PAGE 55, IN THE PROBATE RECORDS OF SHELBY COUNTY, ALABAMA.

APN: 14 4 20 2 001 042.000 AND 14 4 20 2 001 043.000

Property Address: 1452 KELLY DRIVE, PELHAM, AL 35124

TO HAVE AND TO HOLD the same to the said grantees, as joint tenants 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 the survivor forever.

And I (we) do, for myself (ourselves) and for my (our) heirs, executors and administrators, covenant with said

GRANTEES, his, her or their heirs and assigns, that I am (we are) lawfully seized in fee simple of said premises; that they are free from all encumbrances, unless otherwise noted above; that I (we) have a good right to sell and convey the same as aforesaid; that I (we) will, and my (our) heirs, executors and administrators shall warrant and defend the same to the said GRANTEES, and the survivor of them, their heirs and assigns forever, against the lawful claims of all persons.

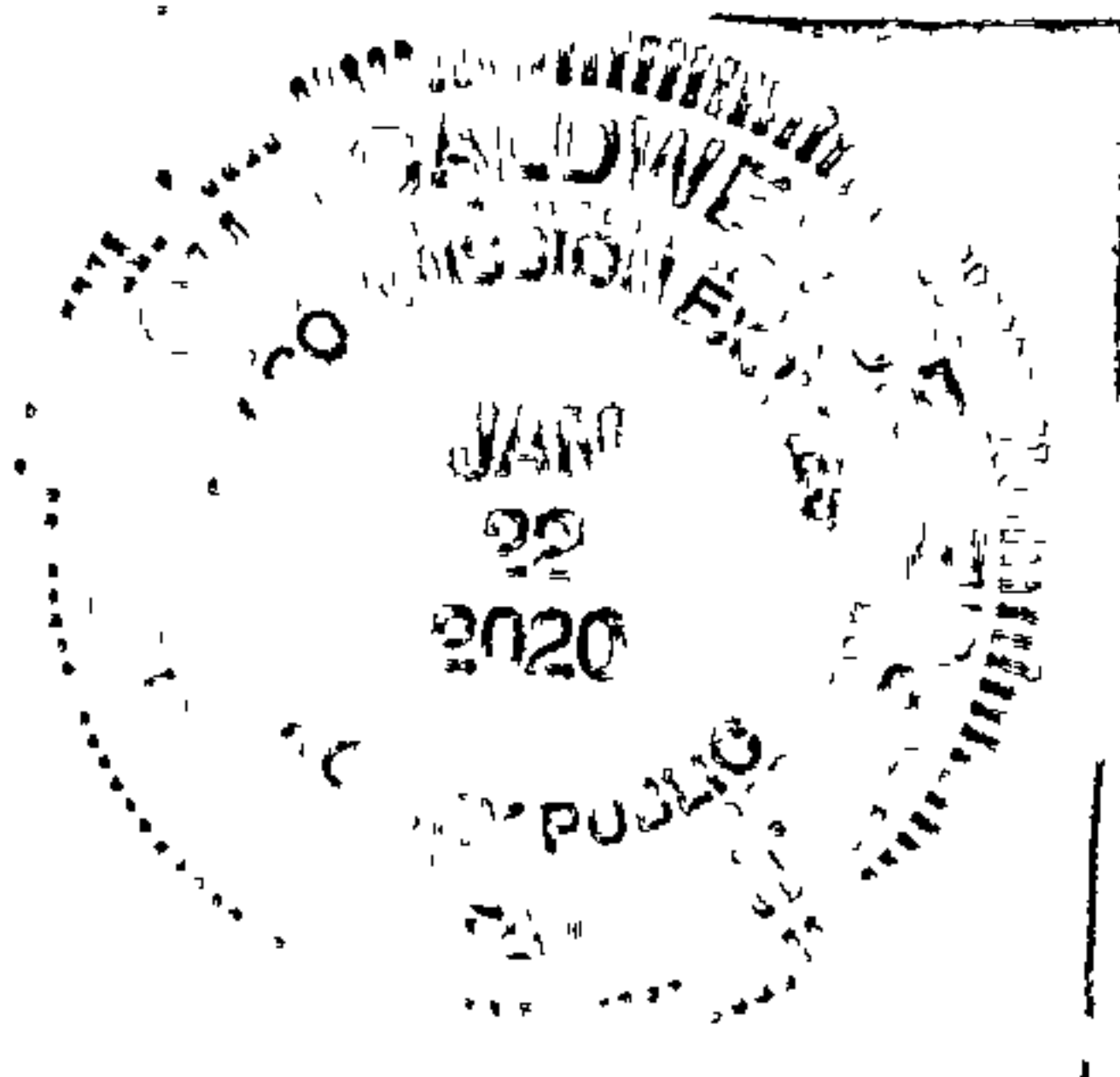
WITNESS the hands and seal of said Grantor(s) this 9 day of December, 2017.

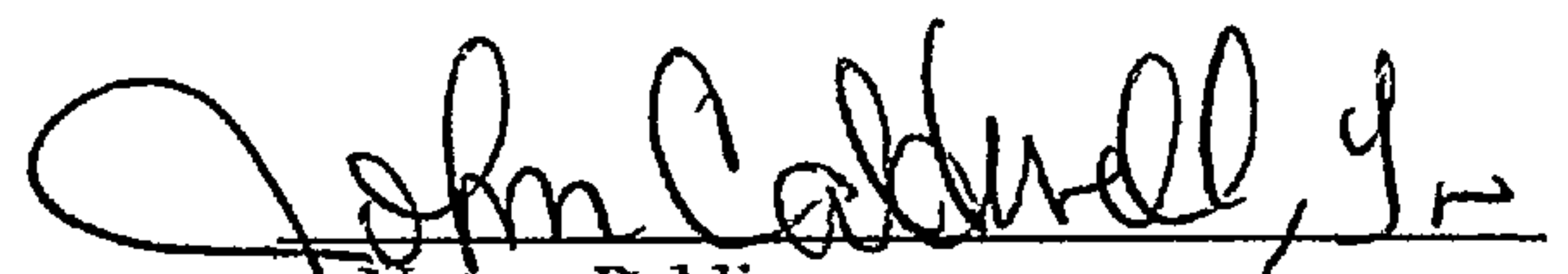

WAYMOND REEVES

STATE OF ALABAMA
COUNTY OF

}
S§.

I, John Caldwell Jr., a Notary Public, hereby certify that **WAYMOND REEVES**, whose name(s) is/are signed to the foregoing conveyance, and who is/are known to me, acknowledged before me on this day that, being informed of the contents of the conveyance, he/she/they executed the same voluntarily on the day the same bears date. Given under my hand this 9 day of December, 2017.




Notary Public

John Caldwell Jr
My Commission Expires
01/22/2020

Real Estate Sales Validation Form

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

Grantor's Name Waymond Reeves
Mailing Address 1452 Kelly Drive
Pelham, AL 35124

Grantee's Name Waymond & Judy Reeves
Mailing Address 1452 Kelly Drive
Pelham, AL 35124

Property Address 1452 Kelly Drive
Pelham, AL 35124

Date of Sale 12-19-2017
Total Purchase Price \$ 79,715.00
or
Actual Value \$

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Assessor's Market Value \$ 159430

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



Filed and Recorded
Official Public Records
Judge James W. Fuhrmeister, Probate Judge,
County Clerk
Shelby County, AL
03/05/2018 08:23:19 AM
\$101.00 CHERRY
20180305000069540

- ☐ Appraisal
☒ Other Assessor's Information

James W. Fuhrmeister

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 2-28-2018

Print

Shirley Scarborough

Sign

[Signature]

Unattested

(verified by)

(Grantor/Grantee/Owner/Agent) circle one