

This instrument was prepared without
benefit of title evidence or survey by:

Send tax notices to:
108 Lorrin Lane
Sterrett, Alabama 35147

Joshua D. Arnold
P.O. Box 587, Columbiana, Alabama 35051

WARRANTY DEED FOR LIFE ESTATE

STATE OF ALABAMA)
SHELBY COUNTY)

KNOW ALL MEN BY THESE PRESENTS,

That in consideration of One and no/100 DOLLARS (\$1.00) and other good and valuable consideration to the undersigned GRANTOR in hand paid by the GRANTEE herein, the receipt whereof is acknowledged, the undersigned **Michelle J. Cain**, married (herein referred to as GRANTOR, whether one or more) does grant, bargain, sell and convey unto **Judith Cook Jackson** (herein referred to as GRANTEE, whether one or more) a life estate in and to the following described real estate, for and during the life of GRANTEE, situated in Shelby County, Alabama to-wit:

Lot 75, According to the Survey of The Villages at Westover, Sector 1, as recorded in Map Book 39, Page 9 A & B, in the Probate Office of Shelby County, Alabama.

The above described property does not constitute any part of the homestead the GRANTOR or GRANTOR'S spouse.

TO HAVE AND TO HOLD to the said GRANTEE, for and during her lifetime.

And GRANTOR does for GRANTOR and GRANTOR'S heirs, executors, and administrators covenant with the said GRANTEE and GRANTEE'S heirs and assigns, that GRANTOR is lawfully seized in fee simple of said premises; that they are free from all encumbrances unless otherwise noted above; that GRANTOR has a good right to sell and convey the same as aforesaid; that GRANTOR will and GRANTOR'S heirs, executors and administrators

shall warrant and defend the same to the said GRANTEE and GRANTEE'S heirs and assigns forever, against the lawful claims of all persons.

IN WITNESS WHEREOF, GRANTOR has hereunto set GRANTOR'S hand and seal, this the 30th day of January, 2018.

Michelle J. Cain
Michelle J. Cain

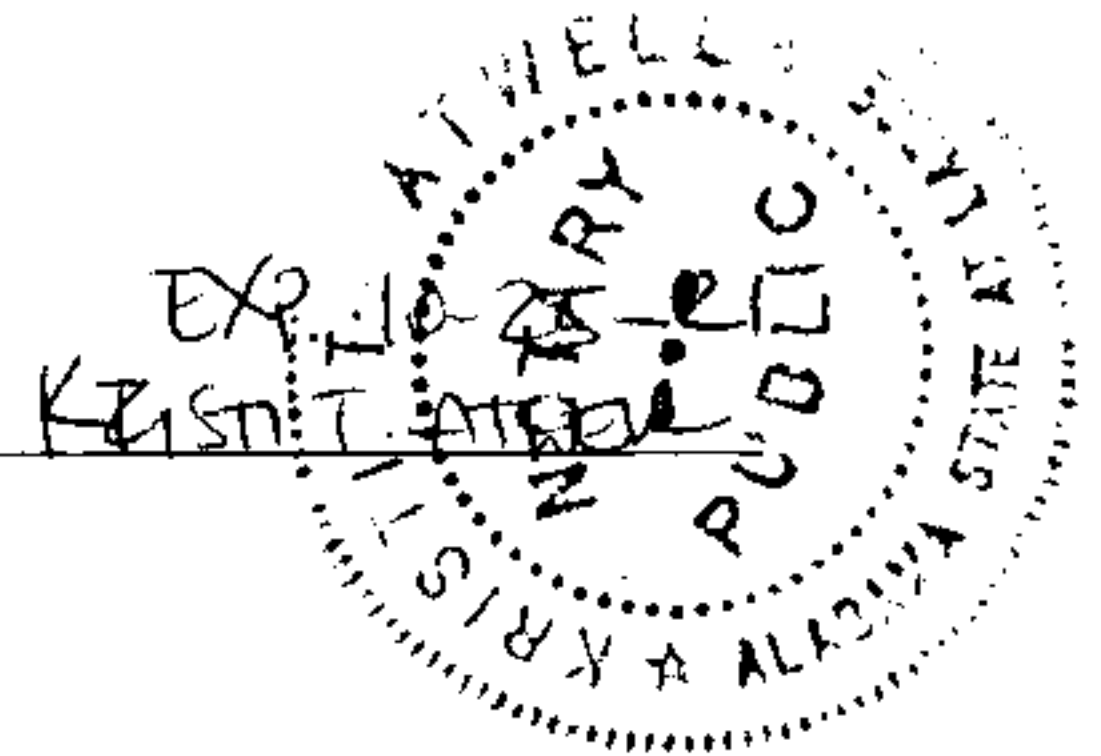
STATE OF ALABAMA)
SHELBY COUNTY)

General Acknowledgment

I, the undersigned, a Notary Public in and for said County, in said State, hereby certify that **Michelle J. Cain**, 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 30th day of January, 2018.

[Signature]
Notary Public



20180509000158850 2/3 \$29.50
Shelby Cnty Judge of Probate, AL
05/09/2018 11:47:53 AM FILED/CERT

Real Estate Sales Validation Form

This Document must be filed in accordance with Code of Alabama 1975, Section 40.22.1

MICHELLE S. CAIN

JUDITH COOK JACKSON

Grantor's Name : Judith Cook Jackson

Grantee's Name: Michelle J. Cain

Mailing Address 108 Lorrin Lane
Sterrett, AL 35147

Mailing Address: 108 Lorrin Lane
Sterrett, AL 35147

Property Address: 108 Lorrin Lane
Sterrett, AL 35147

Date of Sale 1/30/18
Total Purchase Price \$

or
Actual Value \$

or
Assessor's Market Value \$ 8,455.00 (Life Estate Interest)

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
 x Other - Life Estate Deed

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 05-09-2018

Sign [Signature]
(Grantor/Grantee/Owner/Agent) circle one

Print JOSHUA D. ARJOLD

 Unattested

(Verified by)

Form RT-1

