

Real Estate Sales Validation Form

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

Grantor's Name Julia J. Cross and Matthew W. Cross

Grantee's Name Matthew S. Morrison and John Morrison

Mailing Address 19201 River Drive
Shelby, AL 35143

Mailing Address 19201 River Drive
Shelby AL 35143

Property Address 19201 River Drive
Shelby, AL 35143

Date of Sale May 24, 2018
Total Purchase Price \$224,000.00
or
Actual Value \$ _____
or
Assessor's Market Value \$ _____

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

Appraisal

Sales Contract

Other: _____

Closing Statement

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 - Julia J. Cross and Matthew W. Cross, , .

Grantee's name and mailing address - Matthew S. Morrison and John Morrison, , .

Property address - 19201 River Drive, Shelby, AL 35143

Date of Sale - May 24, 2018.

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: May 24, 2018

Signature of Agent: *Matthew S. Morrison*



Filed and Recorded
Official Public Records
Judge James W. Fuhrmeister, Probate Judge,
County Clerk
Shelby County, AL
06/05/2018 09:08:48 AM
\$40.50 JESSICA
20180605000196670

Signature of Clerk: *J. Fuhrmeister*