

THIS INSTRUMENT PREPARED BY:  
 NICOLE SALA, ATTORNEY  
 270 DOUG BAKER BLVD SUITE 700-322  
 BIRMINGHAM, AL 35242  
 205-960-4660

SEND TAX NOTICE TO:  
 SEAN BLANKENSHIP  
 105 LAKE DAVIDSON LANE  
 HELENA, AL 35080

STATE OF ALABAMA     )  
 SHELBY COUNTY         )

**CLERK'S DEED PURUSANT TO FINAL JUDGMENT OF DIVORCE**

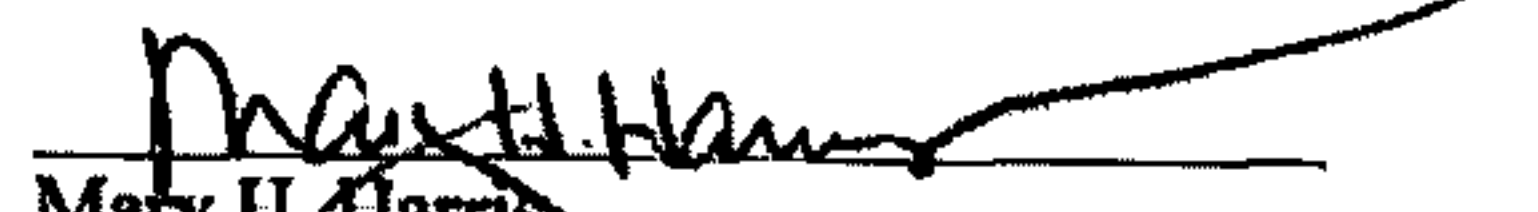
KNOW ALL MEN BY THESE PRESENTS, THAT WHEREAS on the 25<sup>th</sup> day of April, 2017, an Order was rendered by the Circuit Court of Shelby County, Alabama, in a certain case pending with said court, said cause being entitled Sean H. Blankenship v Velonia Michelle Blankenship, DR 17-900069, which ordered that the Circuit Clerk execute and deliver to Sean H. Blankenship, a deed conveying all the right, title, claim and interest of Velonia Michelle Blankenship in said cause in and to the property located at 105 Lake Davidson Lane, Helena, AL 35080.

NOW THEREFORE, in consideration of the premises, I, Mary Harris, Clerk of Circuit Court of Shelby County, Alabama, under and by the virtue of the authority vested in me by the Final Judgment of Divorce dated April 25, 2017, a copy of which is attached as Exhibit A to this deed, do hereby grant, bargain, sell and convey unto Sean H. Blankenship, all of the right, title claim and interests of Velonia Michelle Blankenship in and to the following described tract or parcel of land lying and being in Shelby County, Alabama, to-wit:


Lot 3A, according to a Resurvey of Lots 1-3 of Old Town Helena, a Single Family Subdivision, as recorded in Map Book 31, Page 83, in the Probate Office of Shelby County, Alabama.

To have and to hold unto Sean H. Blankenship, his heirs, successors and assigns forever.

IN WITNESS WHEREOF, I have hereunto signed my name as Clerk aforesaid, and have affixed the seal of this Court, this the 30 day of Apr. 1, 2018.

  
 Mary H. Harris,  
 Clerk of the Circuit Court of Shelby County,  
 Alabama

Shelby County, AL 06/05/2018  
 State of Alabama  
 Deed Tax: \$98.50

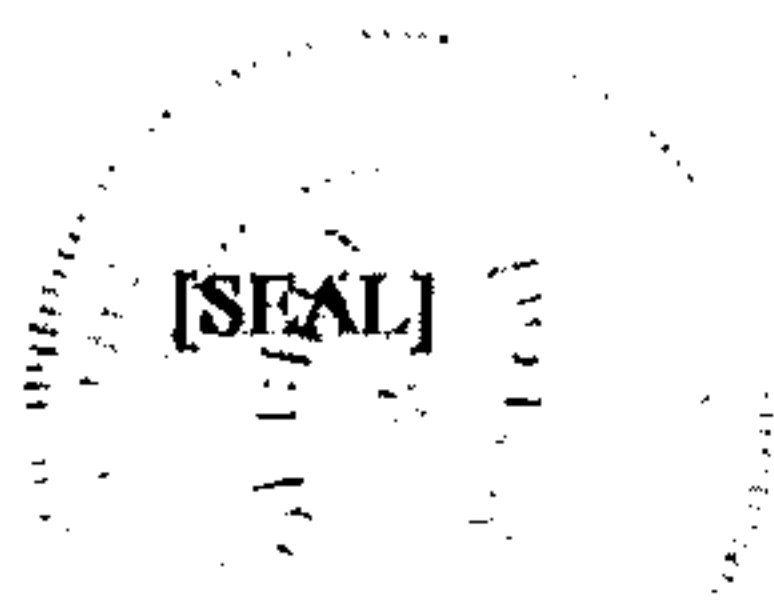
  
 20180605000196770 1/3 \$119.50  
 Shelby Cnty Judge of Probate, AL  
 06/05/2018 10:07:02 AM FILED/CERT

S STATE OF ALABAMA )

SHELBY COUNTY )

**BEFORE ME**, the undersigned authority, personally appeared, Mary H. Harris, whose name as Clerk of the Circuit Court of Shelby County, Alabama, 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, in her capacity as such Clerk, executed the same voluntarily on the day the same bears date, being first duly sworn did depose and say that the above and foregoing has been read and it is true and correct to the best of the affiant's knowledge, information and belief.

**SWORN TO** and subscribed before me this the 30<sup>th</sup> day of April, 2018.



Tiffany Young  
**NOTARY PUBLIC**  
 My Commission Expires: 1/4/22

Certified a true and correct copy  
 Date: June 5, 2018  
Mary H. Harris  
 Mary H. Harris, Circuit Clerk  
 Shelby County, Alabama



20180605000196770 2/3 \$119.50  
 Shelby Cnty Judge of Probate, AL  
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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 Velonia Blankenship  
Mailing Address Mobile AL

Grantee's Name Sean Blankenship  
Mailing Address 105 Lake Davidson Ln  
Helena, AL 35080

Property Address 105 Lake Davidson Ln  
Helena, AL  
35080

Date of Sale 4/30/18  
Total Purchase Price \$                     

or  
Actual Value \$                     

or  
Assessor's Market Value \$ 196,700 1/2 98,350

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 6/5/18

Print Sean Blankenship

X Unattested Laura M. Allen  
(verified by)

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

20180605000196770 3/3 \$119.50  
Shelby Cnty Judge of Probate, AL  
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Form RT-1