

This instrument prepared by:
Rosalie Doggett
3170 Highway 31 South
Pelham, AL 35124

SEND TAX NOTICE TO:
Jaclyn M. Chelewski
125 Hayesbury Ct
Pelham, AL 35124

20180911000326400
09/11/2018 01:13:24 PM
DEEDS 1/4

GENERAL WARRANTY DEED

STATE OF ALABAMA)

SHELBY COUNTY)

KNOW ALL MEN BY THESE PRESENTS, that in consideration of One Hundred Thirty-Three Thousand And No/100 Dollars (\$133,000.00) to the undersigned grantor in hand paid by the grantee herein, the receipt whereof is acknowledged, I/we, Alfred Bennett and wife, Pat Bennett and Haley Bennett, an unmarried woman, (hereinafter grantor, whether one or more), do grant, bargain, sell and convey unto Jaclyn M. Chelewski (hereinafter grantee, whether one or more), all of my/our right, title and interest in the following described real estate, situated in Shelby County, Alabama:

Lot 77, according to the Survey of Hayesbury Phase 1, as recorded in Map Book 28, Page 89, in the Probate Office of Shelby County, Alabama.

Subject to current taxes, all matters of public record, including, but not limited to easements, restrictions of record, and other matters which may be viewed by observation.

Subject to a third party mortgage in the amount of \$129,010.00 executed and recorded simultaneously herewith.

TO HAVE AND TO HOLD unto the said grantee, and grantee's heirs and assigns, forever. And grantor does for the grantor and for the grantor's heirs, executors, and administrators covenant with the said grantee, and grantee's heirs and assigns, that the grantor is lawfully seized in fee simple of said premises; that it is free from all encumbrances, unless otherwise noted above; that grantor has 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, the undersigned have hereunto set our hands and seals on this 23 day of August, 2018.

Alfred Bennett
Alfred Bennett

Pat Bennett
Pat Bennett

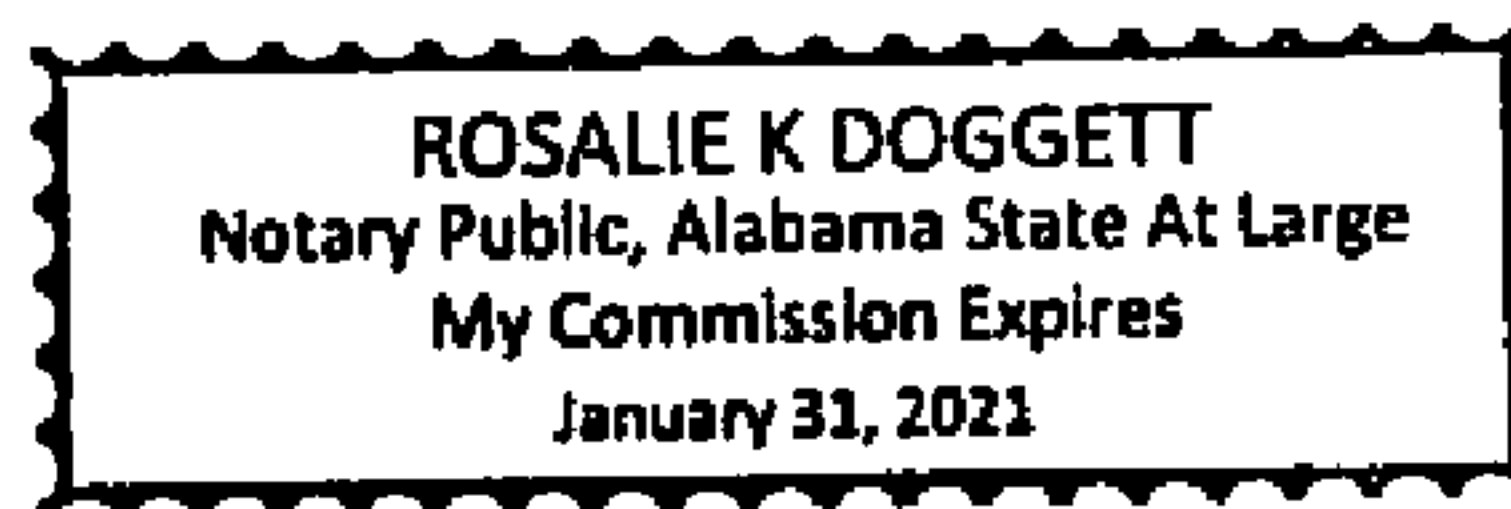
STATE OF ALABAMA
COUNTY OF SHELBY

I, the undersigned, a Notary Public in and for said County, in said State, hereby certify Alfred Bennett and Pat Bennett whose names are signed to the foregoing conveyance, and who are known to me, acknowledged before me on this day that, being informed of the contents of the conveyance they executed the same voluntarily on the day the same bears date.

Given under my hand and official seal on this 23 day of August, 2018.

[Signature]
Notary Public

My commission expires: 1/31/21



IN WITNESS WHEREOF, the undersigned have hereunto set our hands and seals on this 10 day of September 20 18.

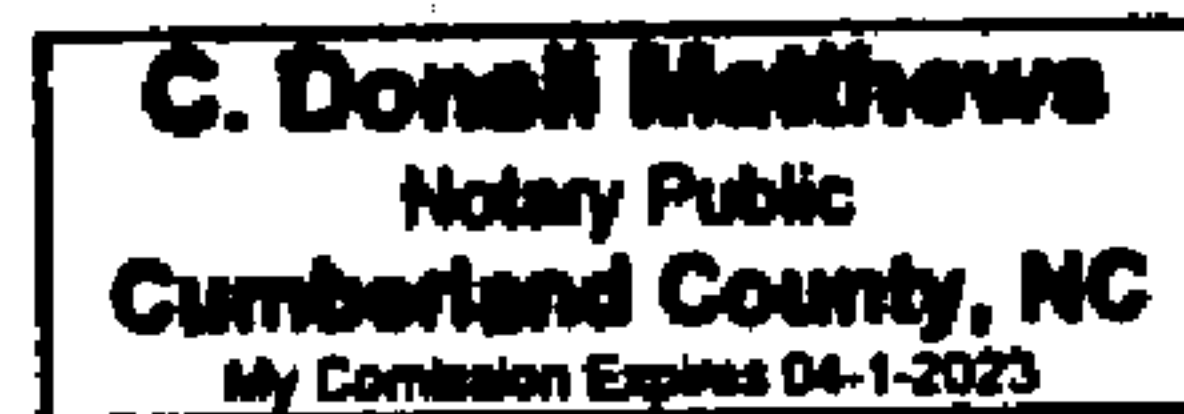
Haley Bennett
Haley Bennett

STATE OF NC
COUNTY OF Cumberland

I, the undersigned, a Notary Public in and for said County, in said State, hereby certify Haley Bennett 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 on this 6 day of Sept, 2018.

C. Donald Matthews
Notary Public
My commission expires: April 1, 2023



20180911000326400 09/11/2018 01:13:24 PM DEEDS 3/4

Real Estate Sales Validation Form
This Document must be filed in accordance with Code of Alabama 1975, Section 40-22-1

Grantor's Name **Alfred Bennett and Pat Bennett and Haley Bennett** Grantee's Name **Jaclyn M. Chelewski**

Mailing Address _____

Mailing Address **125 Hayesbury Ct.
Pelham, AL 35124**

Property Address **125 Hayesbury Ct
Pelham, AL 35124**

Date of Sale **August 29, 2018**
Total Purchase Price **\$133,000.00**

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 - Alfred Bennett and Pat Bennett and Haley Bennett, , .

Grantee's name and mailing address - Jaclyn M. Chelewski, 125 Hayesbury Ct., Pelham, AL 35124.

Property address - 125 Hayesbury Ct, Pelham, AL 35124

Date of Sale - August 29, 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: August 29, 2018

Sign _____

Agent

Validation Form

TS-1801786



Filed and Recorded
Official Public Records
Judge of Probate, Shelby County Alabama, County
Clerk
Shelby County, AL
09/11/2018 01:13:24 PM
\$28.00 CHERRY
20180911000326400

Allen S. Beryl