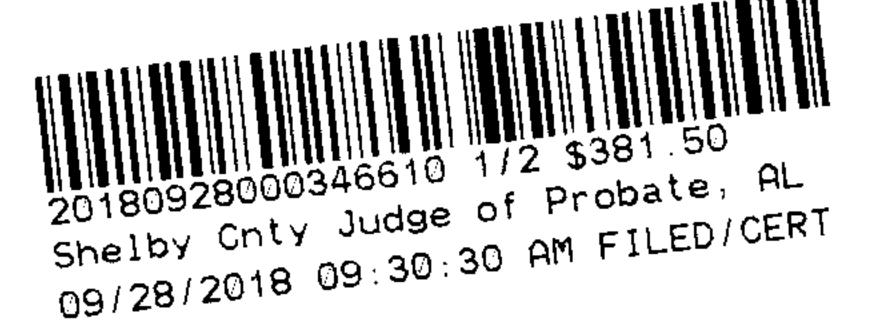
Mail tax statements to: Rita M. Bahos, Trustee 1045 Danberry Lane Birmingham, Alabama 35242

When recorded, return to:
Rowe & Walton PC
Robyn Rowe Walton
Attorney at Law
915 South Main
Bountiful, Utah 84010



Parcel No. <u>02-7-36-0-003-036.000</u>

## SPECIAL WARRANTY DEED

RITA M. BAHOS, Trustee of THE BAHOS FAMILY TRUST dated the 13<sup>th</sup> day of March, 1995, of Birmingham, County of Shelby, State of Alabama, **GRANTOR**, hereby CONVEYS and WARRANTS only as against all claiming by, through, or under it, to RITA M. BAHOS, Trustee or Successor Trustees of THE BAHOS MARITAL TRUST dated the 13<sup>th</sup> day of March, 1995, of Birmingham, County of Shelby, State of Alabama, **GRANTEE**, for the sum of Ten Dollars any and all interest in the following described tract of land in Shelby County, State of Alabama:

LOT 36B, ACCORDING TO THE FINAL PLAT OF THE COTTAGES OF DANBERRY RESURVEY NO. 3, RECORDED IN MAP BOOK 41, PAGE 80, IN THE OFFICE OF THE JUDGE OF PROBATE OF SHELBY COUNTY, ALABAMA.

IN WITNESS WHEREOF, the said Grantor has hereunto set her hand and seal, this 26 day of \_\_\_\_\_\_, 2018.

RITA M. BAHOS, Trustee
THE BAHOS FAMILY TRUST dated
the 13<sup>th</sup> day of March, 1995

Shelby County, AL 09/28/2018 State of Alabama Deed Tax:\$363 50

STATE OF ALABAMA)

:ss.

COUNTY OF SHELBY)

On the day of the party, 2018, personally appeared before me RITA M. BAHOS, Trustee of THE BAHOS FAMILY TRUST dated the 13<sup>th</sup> day of March, 1995, the signer of the within instrument, who duly acknowledged to me that she executed the same.

NOTARY PUBLIC

Residing at Shelby County

## Real Estate Sales Validation Form

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

Grantor's Name Mailing Address	Rita M. Bahos, Thister The Bahos Fernily Thist 1045 Danberry Lare Birmingham AL 35242	Mailing Address	Rita M. Bahos, Truster The Bahos Marital Thust 1045 Damberry Lane Briming ham AL 35242
evidence: (check of Bill of Sale	Birmhyhoun AL 35242 or actual value claimed on the ne) (Recordation of docume	ntary evidence is not require Appraisal	\$ \$ \$ \$ \$ \$ \$ \$ \$ \$ \$ \$ \$ \$ \$ \$ \$ \$ \$
Sales Contract Closing Statement		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.			

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 <u>Code of Alabama 1975</u> § 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 <u>Code of Alabama 1975</u> § 40-22-1 (h).

Date 9-2018

Print Ritz M. Bahos

Unattested

sign Rite M. Baha

(verified by)

(Grantor/Grantee/Owner/Agent) circle one

Form RT-1

