

SEND TAX NOTICE TO:
Abbey C. Thompson
217 Stoneykirk Way
Pelham, Alabama 35124

This instrument was prepared by:
Shannon E. Price, Esq.
Kudulis, Reisinger & Price, LLC
P. O. Box 653
Birmingham, AL 35201

20181003000354270
10/03/2018 03:13:49 PM
CORDEED 1/2

*** This deed is being done to correct the legal description and name of preparer.***

CORRECTIVE WARRANTY DEED

STATE OF ALABAMA
Shelby COUNTY

KNOW ALL MEN BY THESE PRESENTS:

That in consideration of Ten dollars and no cents (\$10.00)

To the undersigned grantor (whether one or more), in hand paid by the grantee herein, the receipt whereof is acknowledged, I, **Steven Leslie Thompson, an unmarried man** (herein referred to as Grantor, whether one or more), do hereby grant, bargain, sell and convey unto **Abbey C. Thompson** (herein referred to as grantee, whether one or more), the following described real estate, situated in Shelby County, Alabama, to-wit:

Lot 1726 according to the Survey of Stoney Kirk at Ballentrae Phase V as recorded in Map Book 38, Page 136, in the Probate Office of Shelby County, Alabama being situated in Shelby County, Alabama.

Subject to:
Taxes for the year 2018 and subsequent years

Easements, Restrictions, reservations, rights-of-way, limitations, covenants and conditions of record, if any

Mineral and mining rights, if any.

Covenants, conditions and restrictions (deleting therefrom, any restrictions indicating any preference, limitation or discrimination based on race, color, religion, sex, handicap, family status or national origin) as set forth in the document recorded in Book Instrument #20070719000337780, in the Probate Office of Shelby County, Alabama.

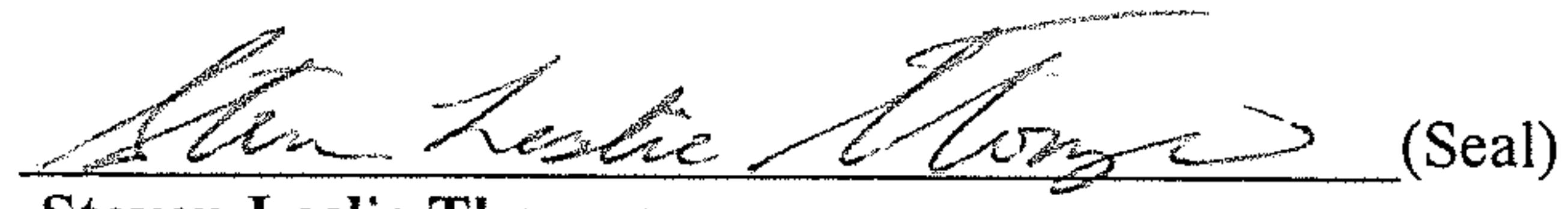
Covenant for Storm Water Run-Off Control filed 8/7/2007 in Instrument #20070807000368270, in said Probate.

This deed is being done pursuant to that Final Judgement of Divorce in Case No. DR-2017-900475.000.

TO HAVE AND TO HOLD to the said grantee, his, her or their heirs and assigns forever.

And I (we) do for myself (ourselves) and for my (our) heirs, executors, and administrators covenant with the said **GRANTEEES**, their heirs and assigns, that I am (we are) lawfully seized in fee simple of said premises; that they are free from all encumbrances, unless otherwise noted above; that I (we) have a good right to sell and convey the same as aforesaid; that I (we) will and my (our) heirs, executors and administrators shall warrant and defend the same to the said **GRANTEEES**, their heirs and assigns forever, against the lawful claims of all persons.

IN WITNESS WHEREOF, Grantors have hereunto set his/her/their hand(s) and seal(s), this September 24, 2018.


Steven Leslie Thompson (Seal)

STATE OF ALABAMA

General Acknowledgement

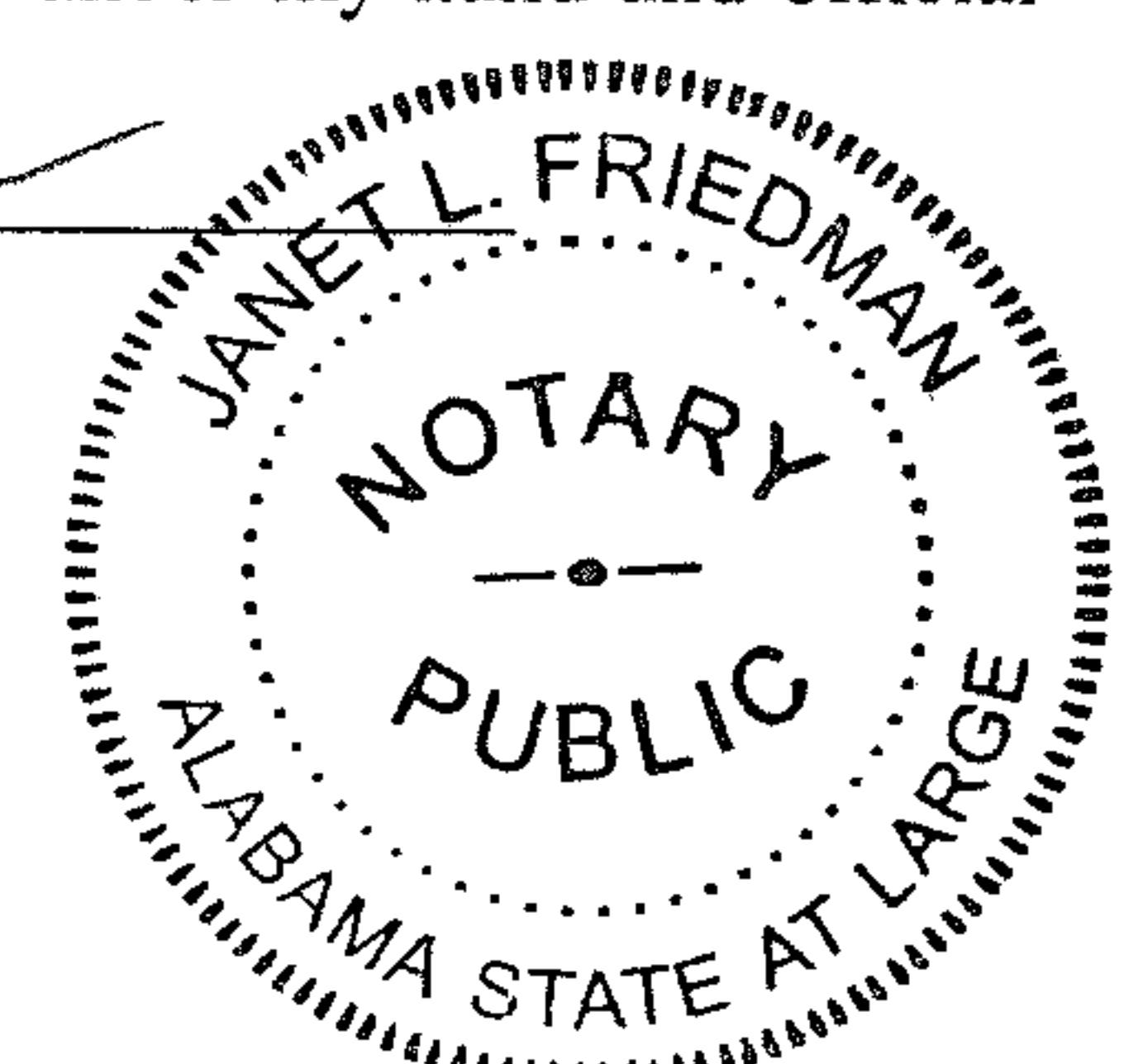
JEFFERSON COUNTY

I, the undersigned, a Notary Public in and for said County, in said State, hereby certify that , whose name(s) is/are signed to the foregoing conveyance, and who is/are known to me, acknowledged before me on this day, that, being informed of the contents of the conveyance he/she/they have/has executed the same voluntarily on the day the same bears date. Given under my hand and official seal this 24th day of September, 2018

18th

Notary Public.
(Seal)

My Commission Expires: 08/05/2020



WARRANTY DEED

CBT File #1809033

Real Estate Sales Validation Form

This Document must be filled in accordance with Code of Alabama 1975, Section 40-22-1 (h)

Grantor's Name Steven Leslie Thompson

Grantee's Name Abbey C. Thompson

Mailing Address 2038 1st Avenue West
Maylene, AL 35114Mailing Address 217 Stoneykirk Way
Pelham, Alabama 35124Property Address 217 Stoneykirk Way, Pelham,
Alabama 35124

Date of Sale 09/28/2018

Total Purchase Price \$0.00

or

Actual Value _____

or

Assessor's Market Value \$385,000.00

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.

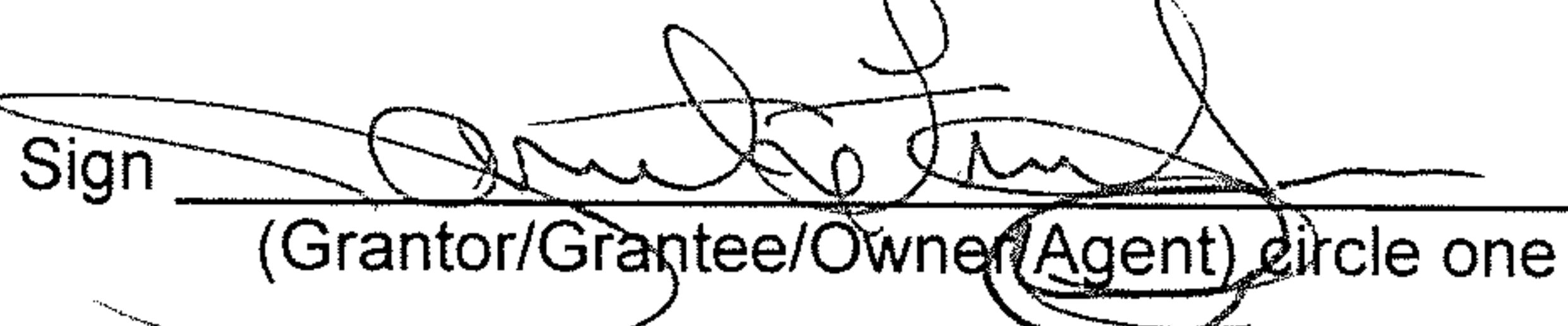
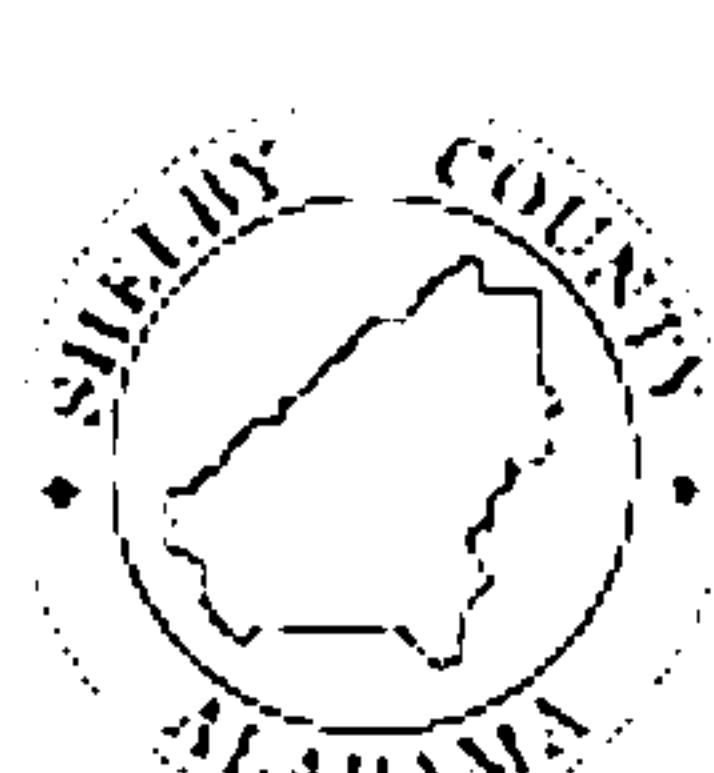
Grantee's name and mailing address - provide the name of the person or persons to whom interest to property is being conveyed.

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 September 28, 2018*Janet Friedman*
Print Abbey C. ThompsonSign 
(Grantor/Grantee/Owner/Agent) circle one Unattested
(verified by)Filed and Recorded
Official Public Records
Judge of Probate, Shelby County Alabama, County
Clerk
Shelby County, AL
10/03/2018 03:13:49 PM
\$19.00 CHERRY
20181003000354270*Allen S. Baylor*