


THIS SPACE PROVIDED FOR RECORDER'S USE ONLY:

Shelby County, AL 10/05/2018
State of Alabama
Deed Tax: \$120.00

WHEN RECORDED RETURN TO:
Krimson Real Estate LLC
P.O. Box 830741
Tuskegee, Alabama, 36083


20181005000357570 1/3 \$141.00
Shelby Cnty Judge of Probate, AL
10/05/2018 04:19:27 PM FILED/CERT

WARRANTY DEED

THE GRANTOR(S),

- Martin Domokos, a single person,

for and in consideration of: One Dollar (\$1.00) and other good and valuable consideration grants, bargains, sells, conveys and warranties to the GRANTEE(S):

- Krimson Real Estate LLC, Daryl C. Eaves, President, 1185 Mindingall Road, Tuskegee, Macon County, Alabama, 36083,

the following described real estate, situated in Alabaster, in the County of Shelby, State of Alabama:

Legal Description:

Lot 14 George's Subdivision, Sector 3 Resurvey Keystone Mapbook 4 Page 33

Subject to existing taxes, assessments, liens, encumbrances, covenants, conditions, restrictions, rights of way and easements of record the grantor hereby covenants with the Grantee(s) that Grantor is lawfully seized in fee simple of the above granted premises and has good right to sell and convey the same; and that Grantor, his heirs, executors and administrators shall warrant and

defend the title unto the Grantee, his heirs and assigns against all lawful claims whatsoever.

Tax Parcel Number: 137253002054.000

Deed Drafted By: Daryl C. Eaves
1185 Mindingall Road
Tuskegee, Alabama, 36083

Grantor Signatures:

DATED: Oct. 5- 2018

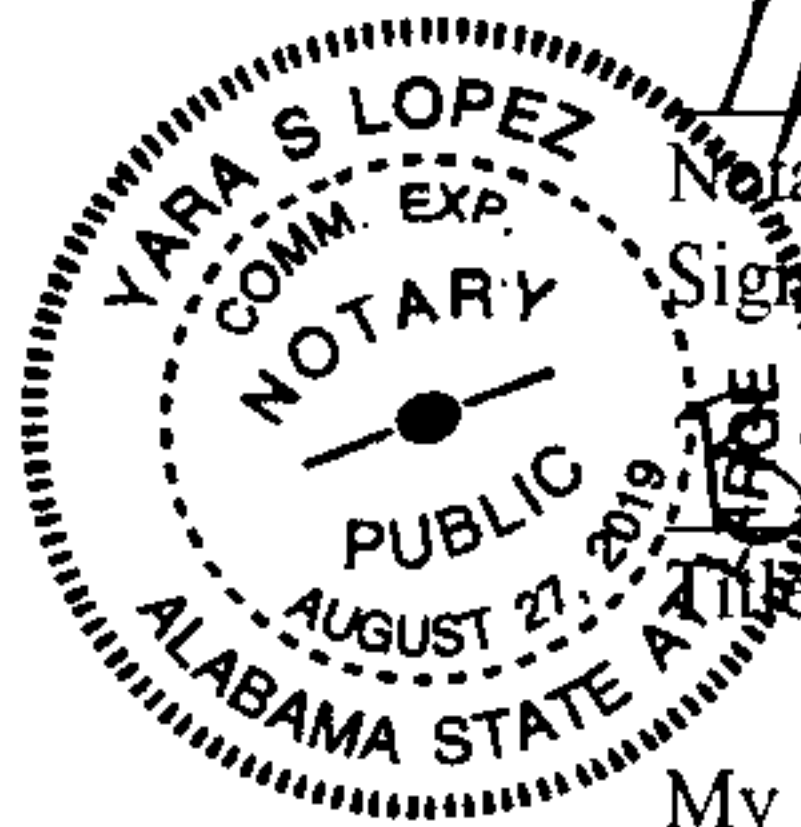
Martin Domokos

Martin Domokos
231 Hillwood Drive
Alabaster, Alabama, 35007

STATE OF ALABAMA, COUNTY OF SHELBY, ss:

On this 5th day of October 2018, before me,
Yara Lopez, personally appeared Martin Domokos, known to me
(or satisfactorily proven) to be the persons whose names are subscribed to the within instrument
and acknowledged that they executed the same as for the purposes therein contained.

In witness whereof I hereunto set my hand and
official seal.



Yara Lopez
Notary Public

Signature of person taking acknowledgment

Blanch Banker IV
Title (and Rank)

My commission expires 08/27/2019

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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 Martin Domokos
Mailing Address 231 Hillwood Ln.
Alabaster, AL 35007

Grantee's Name Daryl C. Egan
Mailing Address 1185 Hindingsall Road
Tuskegee, AL 36087

Property Address 241 Hillwood Dr.
Alabaster, AL 35007

Date of Sale 10/5/2018
Total Purchase Price \$ _____
or
Actual Value \$ _____
or
Assessor's Market Value \$ 119,860

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 Property Tax

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 10/5/2018

Print Daryl C. Egan

Unattested

Sign

Daryl C. Egan

(Grantor/Grantee/Owner/Agent) circle one



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ified by)

Form RT-1