

THIS INSTRUMENT WAS PREPARED BY:
John E. Medaris
230 Bearden Road
Pelham, AL 35124

SEND TAX NOTICE TO: Daniel H. Gillis
110 Blue Sky Lane
Alabaster, AL 35007

****Title not Examined****

WARRANTY DEED, JOINTLY FOR LIFE WITH REMAINDER TO SURVIVOR

KNOW ALL MEN BY THESE PRESENTS, That in consideration of Ten thousand dollars (\$10,000.00) and other good and valuable considerations to the undersigned Grantor, (whether one or more), in hand paid by the Grantee herein, the receipt whereof is acknowledged, I or we, Daniel H. Gillis and Nancy A. Gillis a married man and woman, (herein referred to as Grantor, whether one or more), grant, bargain sell and convey unto Daniel H. Gillis, Nancy A. Gillis and Daniel Gillis, III, (herein referred to as Grantee, whether one or more), for and during their joint lives and upon the death of either of them, then to the survivor of them in fee simple, the following described real estate, situated in Shelby County, Alabama, to wit:

Lot 219, according to A Resurvey of Final Plat Stagecoach Trace, Sector 2, as recorded in Map Book 28, Page 105, in the Probate Office of Shelby County, Alabama.

TO HAVE AND TO HOLD, to the said GRANTEE, their heirs and assigns forever.

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

IN WITNESS WHEREOF, I/we have hereunto set my/our hand and seal this 4 day of Sept, 2018.

Daniel H. Gillis
DANIEL H. GILLIS

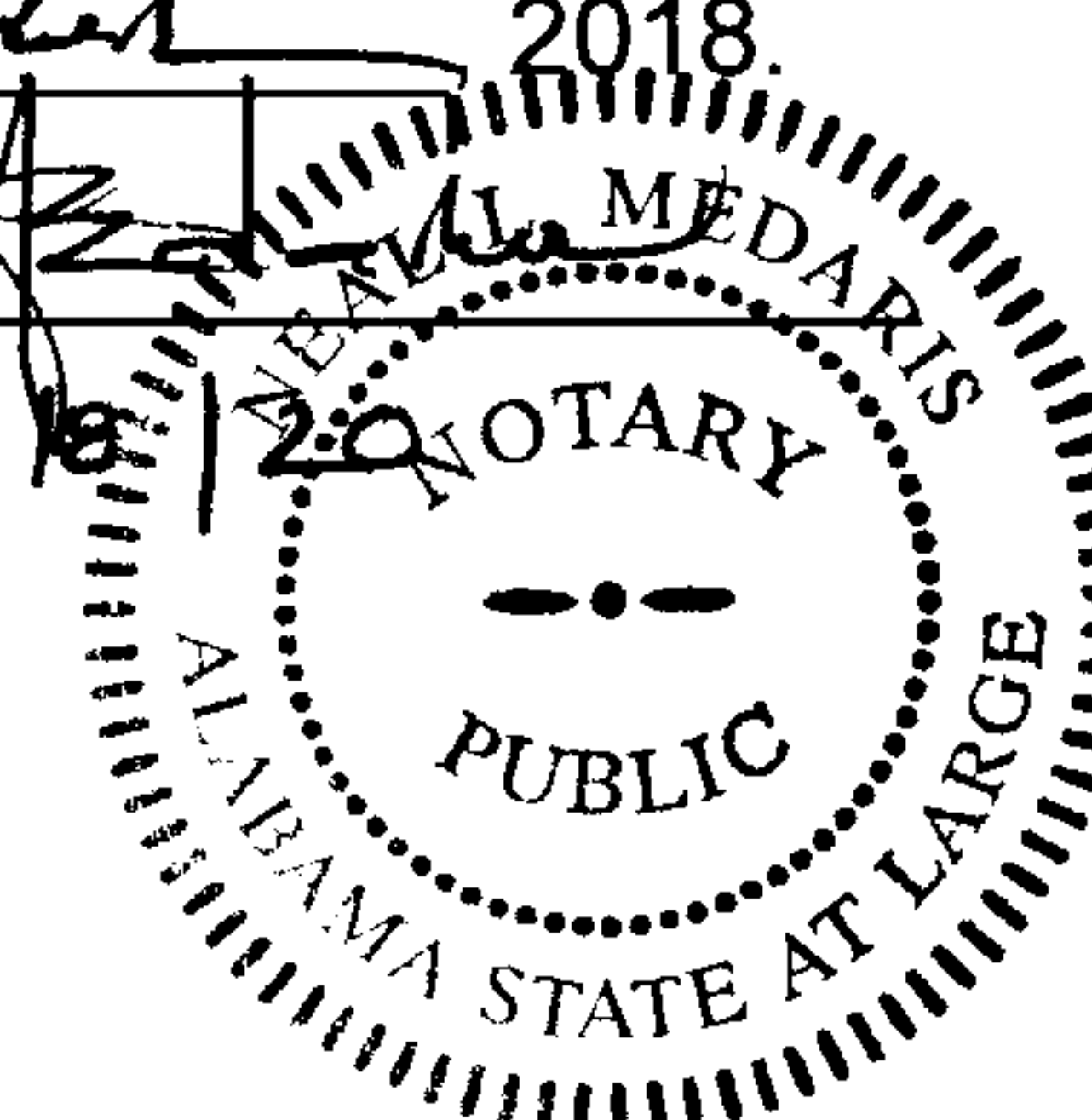
Nancy A. Gillis
NANCY A. GILLIS

**STATE OF ALABAMA
COUNTY OF SHELBY**


I, the undersigned, a Notary Public in and for said County and State, hereby certify that **Daniel H. Gillis and Nancy A. Gillis** whose names are signed to the foregoing instrument, and who are known to me, acknowledged before me on this day, that, being informed of the contents of the instrument, they executed the same voluntarily on the day the same bears date.

Given under my hand and official seal this 4th day of September, 2018.

John E. Medaris
Notary Public 4/18/2018



Shelby County, AL 10/09/2018
State of Alabama
Deed Tax: \$42.00



20181009000359720 1/2 \$60.00
Shelby Cnty Judge of Probate, AL
10/09/2018 12:19:39 PM FILED/CERT

Real Estate Sales Validation Form

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

Grantor's Name Daniel H. Gillis
Nancy A. Gillis
Mailing Address 110 Blue Sky Lane
Alabaster, AL 35007

Grantee(s) Daniel H. Gillis,
Nancy A. Gillis and
Daniel Gillis, III
Mailing Address 110 Blue Sky Lane
Alabaster, AL 35007

Property Address 110 Blue Sky Lane
Alabaster, AL 35007

Date of Sale September 10, 2018

Actual Value \$ 125,000.00
or 1/3
Assessor's Market Value \$41.67 & 15.00 File Fee

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 Warranty Deed transfer to son.
 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 – 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).

Date 9-25-18

Print John E. Meek

Unattested

(verified by)

Sign [Signature]

(Grantor/Grantee/Owner/Agent) circle one

Form RT-1



20181009000359720 2/2 \$60.00
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