

20181023000375890  
10/23/2018 03:15:24 PM  
DEEDS 1/3

This instrument was prepared by:  
Amy R. Niesen, Attorney at Law  
600 North 20<sup>th</sup> Street  
Birmingham, AL 35203

\*\*This deed prepared without benefit of a title search.\*\*

### WARRANTY DEED

STATE OF ALABAMA  
COUNTY OF SHELBY

KNOW ALL MEN BY THESE PRESENTS, that on this 20 day of August 2018, in consideration of Ten Dollars (\$10.00 ) to the undersigned grantors, in hand paid by the grantees herein, the receipt whereof is acknowledged, we, **HAU-YUK LIN and WEI-CHUNG LIN, a married couple** (herein collectively referred to as "Grantors"), do hereby grant, bargain, sell and convey unto **HAU-YUK RAINBOW NG LIN and WEI-CHUNG LIN, Trustees of the Hau-Yuk Rainbow Ng Lin Revocable Trust dated August 20, 2018, and any amendments thereto (as to a 50% undivided interest), and WEI-CHUNG LIN and HAU-YUK RAINBOW NG LIN, Trustees of the Wei-Chung Lin Revocable Trust dated August 20, 2018, and any amendments thereto (as to a 50% undivided interest),** (herein collectively referred to as "Grantees"), as tenants in common, in fee simple, the following described real estate, situated in Shelby County, Alabama, to-wit:

**Lot 15, according to the Survey of Meadow Brook, 12<sup>th</sup> Sector, as recorded in Map Book 9, page 27, in the Probate Office of Shelby County, Alabama.**

**Subject to all easements, restrictions and matters of record, and ad valorem taxes as applicable.**

**NOTE: Grantor Hau-Yuk Lin is one and the same person as Hau-Yukrainbow Lin, grantee in deed recorded in Real 25, page 402 in the Probate Office of Shelby County, Alabama, also being known as Hau-Yuk Rainbow Lin and Hau-Yuk Rainbow Ng Lin.**

TO HAVE AND TO HOLD to said Grantees, and their respective successors and/or assigns forever.

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

IN WITNESS WHEREOF, Grantors have executed this instrument this 20 day of August, 2018.



HAU-YUK LIN



WEI-CHUNG LIN

STATE OF MD )

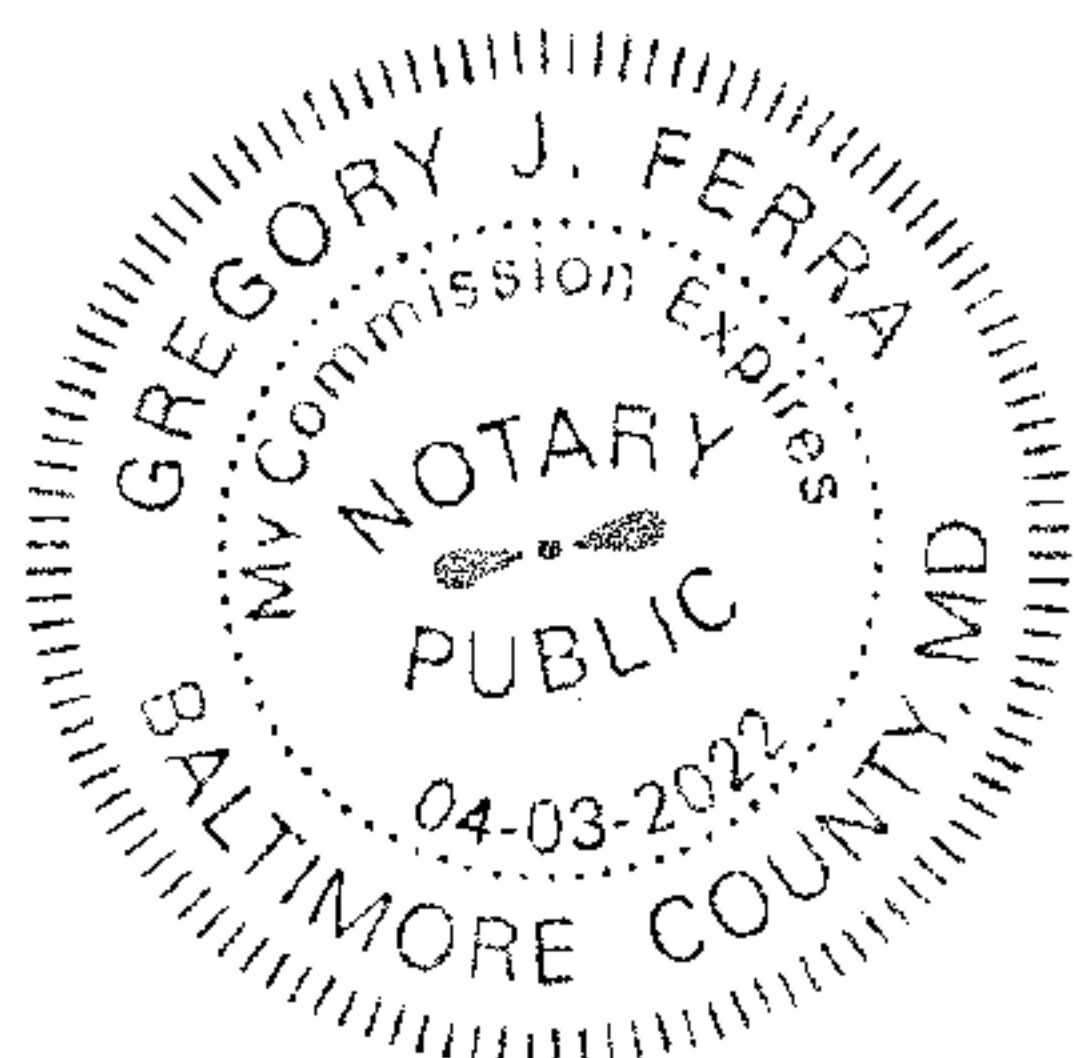
COUNTY OF Anne Arundel )

I, Gregory Ferra, a Notary Public in and for said County, in said State, hereby certify that **HAU-YUK LIN** and **WEI-CHUNG LIN**, whose names are signed to the forgoing conveyance and who are known to me, acknowledged before me on this date, 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 this 20 day of August, 2018.

  
NOTARY PUBLIC

My Commission Expires: 4-3-2022



## Real Estate Sales Validation Form

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

Grantor's Name Hau-Yuk Lin & Wei-Chung Lin  
 Mailing Address 5516 Heath Row Drive  
Birmingham, AL 35242

Grantee's Name Hau-Yuk Lin & Wei-Chung Lin, Trustees  
 Mailing Address 5516 Heath Row Drive  
Birmingham, AL 35242

Property Address 5516 Heath Row Drive  
Birmingham, AL 35242

Date of Sale August 20, 2018  
 Total Purchase Price \$ \_\_\_\_\_  
 or  
 Actual Value \$ \_\_\_\_\_  
 or  
 Assessor's Market Value \$ 233,000.00

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 Property Tax Assessment Record - 2018  
attached

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 8/20/2018

Print WEI-CHUNG LIN

Unattested

Craig J. Ferra  
 (verified by)

Sign

Wei-Chung Lin  
 (Grantor/Grantee/Owner/Agent) circle one

Form RT-1



Filed and Recorded  
 Official Public Records  
 Judge of Probate, Shelby County Alabama, County  
 Clerk  
 Shelby County, AL  
 10/23/2018 03:15:24 PM  
 \$254.00 CHERRY  
 20181023000375890

Allen S. Bayl