

This instrument was prepared by:
Clayton T. Sweeney, Attorney
2700 Highway 280 East, Suite 160
Birmingham, AL 35223

Send Tax Notice To:
Neil Chris Williamson
965 Lake Circle
Birmingham, AL 35244

STATE OF ALABAMA)

GENERAL WARRANTY DEED

COUNTY OF SHELBY)

KNOW ALL MEN BY THESE PRESENTS: That, for and in consideration of Three Hundred Fifty Two Thousand Five Hundred Thirty Six and 64/100 Dollars (\$352,536.64), and other good and valuable consideration, this day in hand paid to the undersigned, **James R. Gober and Patricia E. Gober, Trustees, or their successors in trust, under the Gober Revocable Trust, dated June 20, 2012, and any amendments thereto,** (hereinafter referred to as GRANTORS), in hand paid by the GRANTEE herein, the receipt whereof is hereby acknowledged, the GRANTORS do hereby give, grant, bargain, sell and convey unto the GRANTEE, **Neil Chris Williamson,** (hereinafter referred to as GRANTEE), his heirs and assigns, in fee simple, the following described Real Estate, lying and being in the County of **Shelby**, State of Alabama, to-wit:

Lot 35, according to the Survey of South Lake Cove, as recorded in Map Book 12,
Page 98, in the Probate Office of Shelby County, Alabama.

Subject To:

Ad valorem taxes for 2019 and subsequent years not yet due and payable until October 1, 2019.

Existing covenants and restrictions, easements, building lines and limitations of record.

TO HAVE AND TO HOLD, the tract or parcel of land above described together with all and singular the rights, privileges, tenements, appurtenances, and improvements unto the said GRANTEE, his heirs and assigns, in fee simple, forever.

AND SAID GRANTORS, for said GRANTORS', GRANTORS' heirs, successors, executors and administrators, covenants with GRANTEE, and with GRANTEE'S heirs and assigns, that GRANTORS are lawfully seized in fee simple of the said Real Estate; that said Real Estate is free and clear from all Liens and Encumbrances, except as hereinabove set forth, and except for taxes due for the current and subsequent years, and except for any Restrictions pertaining to the Real Estate of record in the Probate Office of said County; that GRANTORS have a good right to sell and convey the same; and that GRANTORS will, and GRANTORS' heirs, executors and administrators shall, warrant and defend the same to said GRANTEE, and GRANTEE'S heirs and assigns, forever against the lawful claims of all persons.

Shelby County, AL 12/04/2018
State of Alabama
Deed Tax: \$353.00

20181204000423600 1/3 \$375.00
Shelby Cnty Judge of Probate, AL
12/04/2018 10:13:30 AM FILED/CERT

CLAYTON T. SWEENEY, ATTORNEY AT LAW

IN WITNESS WHEREOF, said GRANTOR has through it duly authorized trustees hereunto set their hands and seals this the 29th day of November 2018.

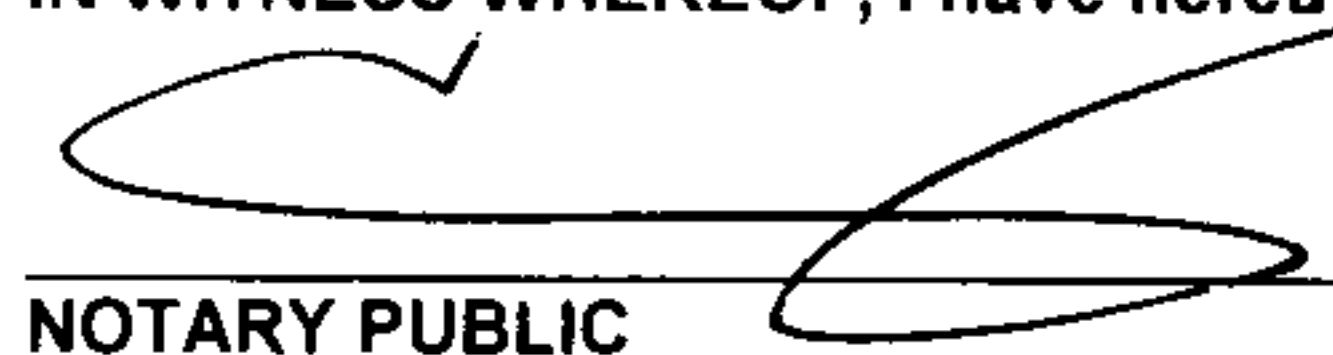

James R. Gober, Trustee under the
Gober Revocable Trust, dated
June 20, 2012, and any amendments
thereto

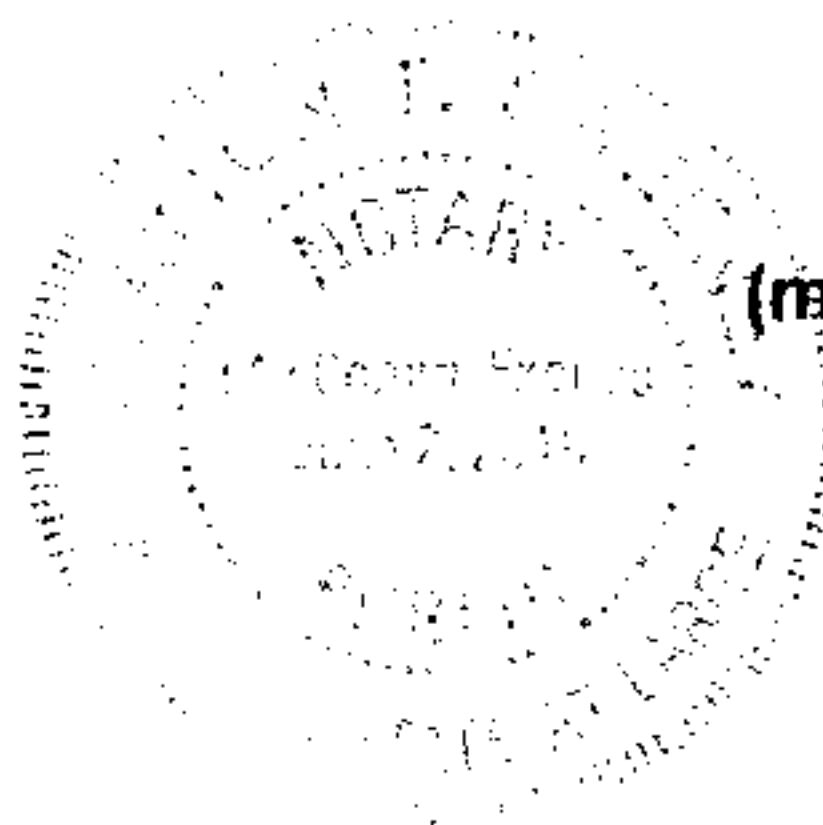

Patricia E. Gober, Trustee under the
Gober Revocable Trust, dated
June 20, 2012, and any amendments
thereto

STATE OF ALABAMA)
COUNTY OF JEFFERSON)

I, the undersigned, a Notary Public, in and for said County and State, hereby certify that James R. Gober and Patricia E. Gober, as Trustees, or their successors in trust, under the Gober Revocable Trust, dated June 20, 2012, and any amendments thereto, whose names are signed to the foregoing conveyance and who are known to me, acknowledged before me on this day that, being informed of the contents of the Instrument, they, in their capacities as such Trustees, executed the same voluntarily on behalf of said Trust on the day the same bears date.

IN WITNESS WHEREOF, I have hereunto set my hand and seal this the 29th day of November, 2018.


NOTARY PUBLIC
My Commission Expires: 06/02/2019



(must affix seal)



20181204000423600 2/3 \$375.00
Shelby Cnty Judge of Probate: AL
12/04/2018 10:13:30 AM 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 James R. Gober and Patricia E. Gober, Trustees of the Gober Revocable Trust, dated June 20, 2012 and any amendments thereto

Grantee's Name Neal Chris Williamson

Mailing Address 285 Cypress Lake Calera, AL 35040

Mailing Address 965 Lake Circle Birmingham, AL 35244

Property Address 965 Lake Circle Birmingham, AL 35244

Date of Sale November 29, 2018

Total Purchase Price \$ 354,900.00

or

Actual Value \$

or

Assessor's Market Value \$



20181204000423600 3/3 \$375.00
Shelby Cnty Judge of Probate, AL
12/04/2018 10:13:30 AM FILED/CERT

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/ Assessor's Appraised Value
☐ Other - property tax redemption

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).

Gober Revocable Trust, dated June 20, 2012 and any amendments thereto

Date _____

Print James R. Gober and Patricia E. Gober, Trustees

Unattested

(verified by)

Sign

(Grantor/Grantee/Owner/Agent) circle one