

## STATUTORY WARRANTY DEED

STATE OF ALABAMA  
COUNTY OF SHELBY

) SEND TAX NOTICE TO:  
Jerrilynne H. Chambers  
809 Hwy 31 S  
Alabaster AL 35007

THIS INSTRUMENT PREPARED BY: W.  
Eric Pitts, W. Eric Pitts, L.L.C. PO Box 280,  
Alabaster, AL 35007. (205) 216-4418.  
No title opinion requested, none rendered.  
Legal description supplied by Grantor

**KNOW ALL MEN BY THESE PRESENTS** that **Jane H. Riley, an unmarried woman, Jeannie H. Bubbett, a married woman and Jerrilynne H. Chambers, a married woman**, (hereinafter "GRANTORS"), for and in consideration of the sum of **\$10.00**, to them in hand paid, the receipt and sufficiency of which is hereby acknowledged, GRANTORS hereby grant, bargain, sell and convey to **Jerrilynne H. Chambers** (hereinafter "GRANTEE"), that property and interest described as follows:

Commence at the SE corner of the NW1/4 of the NE1/4 of Section 18, Township 21 South, Range 2 West, which is marked by Railroad iron; run thence in a Northerly direction along the quarter Section line North 2 degrees 15 minutes West 256 feet to a point marked by Railroad iron; run thence South 89 degrees 50 minutes West 136 feet to an iron pipe or rod which is point of beginning of lot herein described; continue thence in the same direction, that is South 89 degrees 50 minutes West 122.6 feet to another iron pipe or rod; run thence South 18 degrees 30 minutes East 90 feet to an iron pipe or rod; thence run South 69 degrees 15 minutes West 90 feet to the Eastern Boundary of the right of way of the Birmingham-Montgomery Highway (U.S. Highway 31); run thence South 39 degrees 5 minutes East 90 feet to a tree; run thence North 66 degrees East 138.9 feet to an iron pipe or rod; run thence North 2 degrees 15 minutes West 130 feet to point of beginning.

\*The above described property is the Grantors' homestead, nor that of their spouses\*

**TO HAVE AND TO HOLD** unto the said Grantee, her successors, heirs and assigns forever.

**GRANTORS HAVE HERETO** set their hands and seals on this the 30, day of April, 2019.

Jane H. Riley  
Jane H. Riley

Jeannie H. Bubbett  
Jeannie H. Bubbett

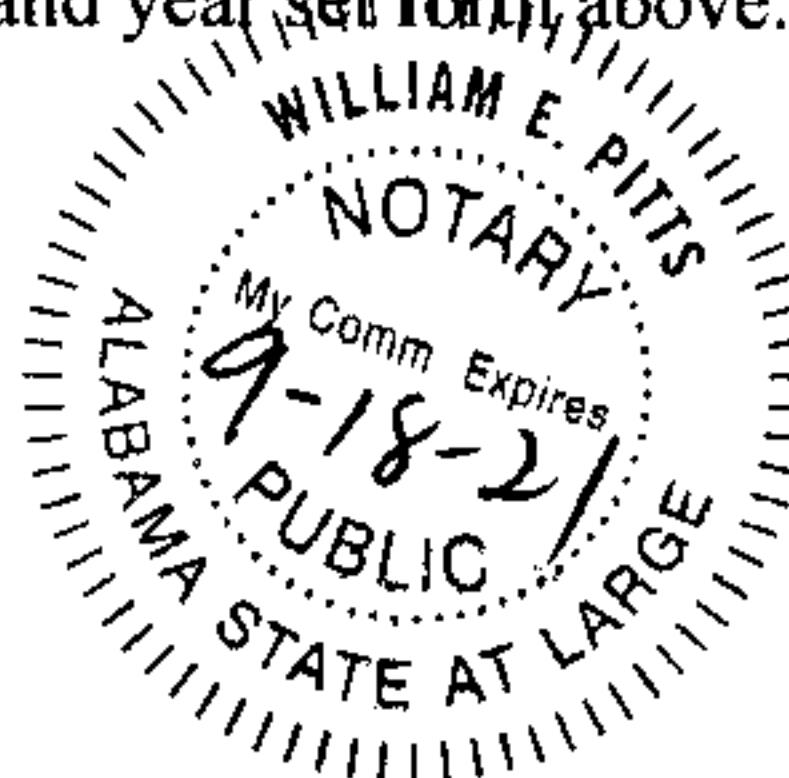
Jerrilynne H. Chambers  
Jerrilynne H. Chambers

STATE OF ALABAMA  
COUNTY OF SHELBY

I, THE UNDERSIGNED AUTHORITY, a Notary Public in and for said county, hereby certify that Jane H. Riley, Jeannie H. Bubbett, and Jerrilynne H. Chambers, 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 said instrument, he/she/they executed the same voluntarily on the day and year set forth, above.

GIVEN UNDER MY HAND, on April 30, 2019.

William E. Pitts  
NOTARY PUBLIC



## Real Estate Sales Validation Form

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

Grantor's Name Jane H. Riley, Jeannie H. Bubbett Grantee's Name Jerrilynnne H. Chambers  
Mailing Address 1607 Cottage Drive Mailing Address 809 Hwy 31 S  
Mt Olive AL 35117 Alabaster AL 35007

Property Address 809 Hwy 31 S Date of Sale 4/30/19  
Alabaster AL 35007 Total Purchase Price \$ \_\_\_\_\_  
or  
Actual Value \$ 2/3 value of  
or  
Assessor's Market Value \$ 80,240 or 54,000

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  
 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).

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 4/30/19

Print Wm Enz Potts

Unattested

Sign Wm Enz Potts

(verified by)

(Grantor/Grantee/Owner/Agent) circle one

