

(The following information was obtained from a review of the defendant's criminal history.)

20190621000221700
06/21/2019 01:39:45 PM
DEEDS 1/3

) KNOW ALL MEN BY THESE PRESENTS:
)
)

Lot 109, according to the Map and Survey of Summerchase, Phase 1, as recorded in Map Book 23, page 7 in the Office of the Judge of Probate for Shelby County, Alabama; being situated in Shelby County, Alabama.

TO HAVE AND TO HOLD to the said Grantee, as fee simple owner, its successors and assigns forever.

And we do for ourselves and for our heirs, executors, and administrators covenant with the said Grantee, its successors and assigns forever, that we are lawfully seized in fee simple of said premises; that they are free from all encumbrances, unless otherwise noted 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 Grantee, its successors and assigns forever, against the lawful claims of all persons.

IN WITNESS WHEREOF, we have hereunto set our hands and seals, this the 20 day of June, 2019.

Amanda Maria Sipper (SEAL)
Amanda Maria Sipper

20190621000221700 06/21/2019 01:39:45 PM DEEDS 2/3

State of Alabama)
Shelby County)

General Acknowledgment

I, FRANK STEELE JONES, a Notary Public in and for said County, in said State, hereby certify that **Amanda Maria Sipper** whose name is signed to the foregoing conveyance, and who is known to me, acknowledged before me on this day, that, being informed of the contents of the conveyance, she, executed the same voluntarily for and as her own act on the day the same bears date.

Given under my hand and official seal this the 20th day of June, 2019.

(SEAL)

FRANK STEELE JONES
Notary Public, Alabama State At Large
My Commission Expires 03/14/2023

[Signature]
Notary Public
My Commission Expires: 3/14/23

File # 2019198

Real Estate Sales Validation Form

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

Grantor's Name Amanda Maria Sipper
Mailing Address _____

Grantee's Name Cornerstone Property Group
Mailing Address PO Box 696
Helena, AL 35080

Property Address 104 Spring Street
Calera, AL 35040

Date of Sale 6/20/2019
Total Purchase Price \$ 100,000.00
or
Actual Value \$ _____

20190621000221700 06/21/2019 01:39:45 PM DEEDS 3/3 or
Assessor's Market Value \$ _____

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 6/20/2019

Print Frank Steele Jones

☐ Unattested _____

Sign _____

(verified by)

(Grantor/Grantee/Owner/Agent) circle one



Filed and Recorded
Official Public Records
Judge of Probate, Shelby County, Alabama, County
Clerk
Shelby County, AL
06/21/2019 01:39:45 PM
\$22.00 CHERRY
20190621000221700

Amanda Sipper

Form RT-1