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Prepared by:
JUL ANN McLEOD, Esq.
McLeod & Associates, LLC
1980 Braddock Drive
Hoover, AL 35226

Send Tax Notice to: DEEDS 1/3
Laura Diane Pach & Louis Walter Pach, Jr.
144 Chelsea Station Drive
Chelsea, AL 35043

	<u> </u>
STATE OF ALABAMA	}
	) JOINT WITH RIGHT OF SURVIVORSHIP
COUNTY OF SHELBY	) WARRANTY DEED

KNOW ALL MEN BY THESE PRESENTS: That, for and in consideration of THREE HUNDRED TWO THOUSAND NINE HUNDRED AND NO/100 DOLLARS (\$302,900.00) and other good and valuable consideration, this day in hand paid to the undersigned Grantors, CARL D. WOLFE, SR., and SHERRY WOLFE, husband and wife (hereinafter referred to as Grantors), the receipt whereof is hereby acknowledged, the Grantors do hereby give, grant, bargain, sell and convey unto the Grantees, LAURA DIANE PACH and LOUIS WALTER PACH, JR. (hereinafter referred to as Grantees), for and during their joint lives and upon the death of either, then to the survivor of them in fee simple, together with every contingent remainder and right of reversion, their heirs and assigns, the following described Real Estate, lying and being in the County of Shelby, State of Alabama, to-wit:

Lot 130, according to the Survey of Chelsea Station, as recorded in Map Book 39, Page 109, in the Probate Office of Shelby County, Alabama.

Subject to rights-of-way, covenants, restrictions, easements, agreements, setback lines, reservations, mineral/mining rights, and declarations of record, if any.

\$287,755.00 of the above-recited purchase price is being paid with a purchase money mortgage being recorded simultaneously herewith.

TO HAVE AND TO HOLD, the tract or parcel of land above described together with all and singular rights, privileges, tenements, appurtenances, and improvements unto the said Grantees, for and during their joint lives and upon the death of either of them, then to the survivor of them in fee simple, and to the heirs and assigns of such survivor, their heirs and assigns forever.

And said Grantors, for said Grantors, their heirs, successors, executors and administrators, covenant with Grantees, and with their 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, which are not yet due and payable; and that Grantors will, and their heirs, executors and administrators shall, warrant and defend the same to said Grantees, and their heirs and assigns, forever against the lawful claims of all persons.

of June, 2019.	
CARL D. WOLEE, SR.	
Spens Hald	
SHERRY WOLFE	
STATE OF ALABAMA	

I, the undersigned, a Notary Public, in and for said County and State, hereby certify that CARL D. WOLFE, SR., and SHERRY WOLFE, 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 executed the same voluntarily on the day the same bears date.

IN WITNESS WHEREOF, said Grantors have hereunto set their hand and seal this the 28th day

IN WITNESS WHEREOF, I have hereunto set my hand and seal this the 28th day of June, 2019.

NOTARY PUBLIC
My commission expires:

COUNTY OF JEFFERSON

Malcolm Stewart McLeod Notary Public Alabama State at Large My Commission Expires 08.15.2022

## 20190701000235740 07/01/2019 03:44:51 PM DEEDS 3/3 Roal Estate Sales Validation Form

	Neai Faraté Sa	ies valluation Follii	
	This Document must be filed in accordan	ce with Code of Alabama	1975, Section 40-22-1
Grantor's Name	CARL D. WOLFE, SR. and SHERRY WOLFE	Grantee's Nan	LOUIS WALTER PACH, JR. and neLAURA DIANE PACH
Mailing Address	144 CHELSEA STATION DRIVE CHELSEA, AL 35043	Mailing Addre	ss144 CHELSEA STATION DRIVE CHELSEA, AL 35043
Property Address	144 CHELSEA STATION DRIVE CHELSEA, AL 35043	Date of Sa	aleJune 28, 2019
		Total Purchase Pri	ce <u>\$302,900.00</u>
		or Actual Value	\$
		or Assessor's Market Valu	ue\$
Sales Contra  X Closing State  f the conveyance of this form is not in	ment document presented for recordation con	Otherotains all of the required in	formation referenced above, the filing
	Inst	tructions	
Grantor's name an current mailing add	id mailing address - provide the name of dress.	the person or persons co	nveying interest to property and their
Grantee's name as conveyed.	nd mailing address - provide the name or	f the person or persons to	whom interest to property is being
	the physical address of the property bei perty was conveyed.	ing conveyed, if available.	Date of Sale - the date on which
Fotal purchase prid he instrument offe	ce - the total amount paid for the purchasered for record.	se of the property, both re	al and personal, being conveyed by
	e property is not being sold, the true value for record. This may be evidenced by an		

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).

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 June 28, 2019	9 Print	Malcolm S. McLeod			
Unattested	Sign				
	(verified by)  Filed and Recorded Official Public Records Judge of Probate, Shelby C Clerk	(Grantor/Grantee/O	wner/Agent) circle one		
File 190431	Shelby County, AL 07/01/2019 03:44:51 PM \$36.50 CHARITY		Form RT-1 Alabama 08/2012 LSS		

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