

THIS INSTRUMENT PREPARED BY
ELLIS, HEAD, OWENS & JUSTICE
P. O. BOX 587
COLUMBIANA, ALABAMA 35051

SEND TAX NOTICE TO:

Joshua Orion Ray
210 Crest Lake Drive
Birmingham, Alabama 35244

STATUTORY WARRANTY DEED

STATE OF ALABAMA
SHELBY COUNTY

KNOW ALL MEN BY THESE PRESENTS,

That in consideration of One and no/100 Dollar (\$1.00), love and affection and other good and valuable consideration, **Heather Kathryn Evans, an unmarried woman**, (herein referred to as Grantor), in hand paid by the Grantee herein, the receipt whereof is acknowledged, do hereby grant, bargain, sell and convey unto **Joshua Orion Ray**, (herein referred to as Grantee), the following described real estate, situated in Shelby County, Alabama, to-wit:

Lot 47, Block 2, according to the Amended Map of Southlake Crest, 2nd Sector as recorded in Map Book 19, Page 14, in the Probate office of Shelby County, Alabama; being situated in Shelby County, Alabama.

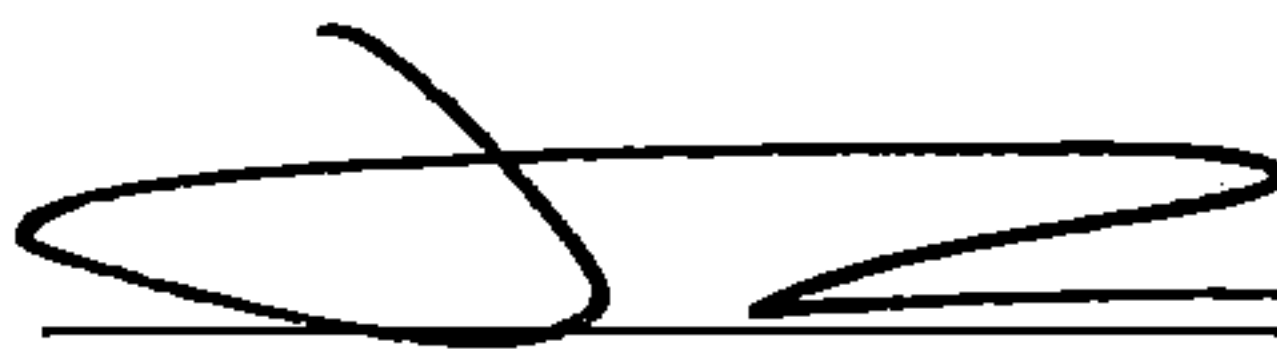
Subject to (1): Taxes for the year 1999 and subsequent years. (2) Outstanding mortgages on said property which are to be assumed and paid by Grantee.

The Grantor, Heather Evans, an unmarried woman, is the legally adopted child of John O. Ray, deceased and wife Annette Ray, deceased. The said John O. Ray died May 29, 2012 and his widow Annette Ray died November 2, 2018. There were never any children born to John O. Ray and/or wife Annette Ray other than Grantee Joshua Orion Ray and one additional child who died as an infant.

Grantor Heather Kathryn Evans and Grantee Joshua Orion Ray are the only children and only heirs of both John O. Ray and Annette Ray, both deceased as aforesaid.

TO HAVE AND TO HOLD unto the said GRANTEE, his heirs and assigns, forever.

Shelby County, AL 12/05/2019
State of Alabama
Deed Tax: \$235.50

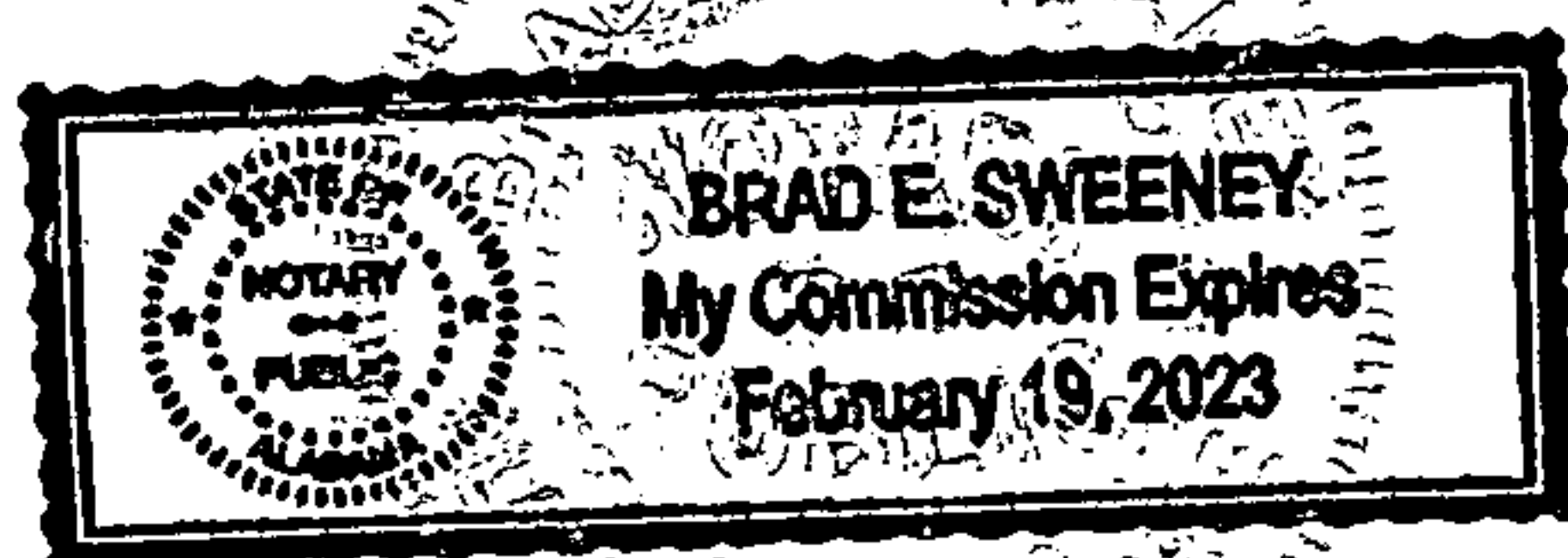
 (Seal)
Heather Kathryn Evans, an unmarried woman

STATE OF ALABAMA
SHELBY COUNTY


20191205000450730 1/2 \$260.50
Shelby Cnty Judge of Probate, AL
12/05/2019 03:09:39 PM FILED/CERT

I, the undersigned authority, a Notary Public in and for said County, in said State, hereby certify that **Heather Kathryn, an unmarried woman**, 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 thereof, she executed the same voluntarily on the day the same bears date.

Given under my hand and official seal this 10th day of August, 2019.



 (SEAL)
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 Heather Kathryn Evans
Mailing Address _____

Grantee's Name Joshua Orion Ray
Mailing Address 210 Crest Lake Drive
Birmingham AL 35244

Property Address Lot 47, Block 2
Southlake Crest,
2nd Sector

Date of Sale August 10, 2019
Total Purchase Price \$ _____

or
Actual Value \$ _____

or
Assessor's Market Value \$ 235,300.00

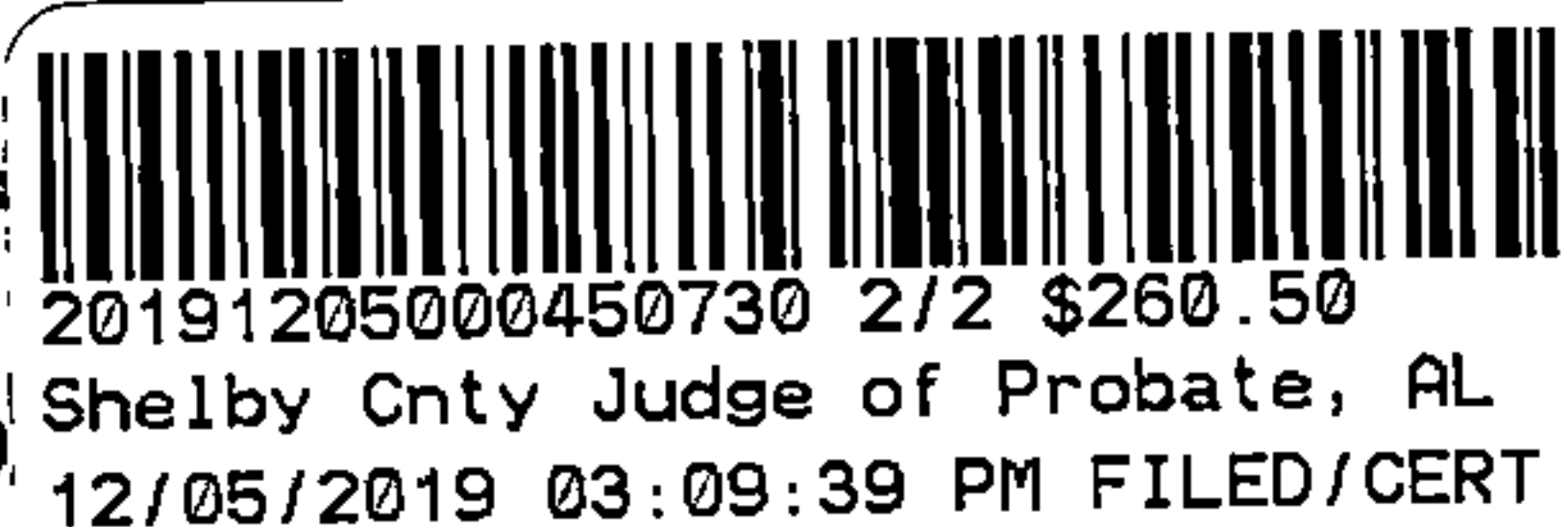
The purchase price or actual value claimed on this form can be verified in the following documentary evidence: (check one) (Recordation of documentary evidence is not required)

☐ Bill of Sale
☐ Sales Contract
☐ Closing Statement

☒ Appraisal
Other Property Tax Commissioner

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 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 12/5/2019

Unattested

(verified by)

Print FRANK BROWN, JR

Sign [Signature]

(Grantor/Grantee/Owner/Agent) circle one

Form RT-1