

SEND TAX NOTICE TO:

(Name) Daniel & Crystal Holley
(Address) 1965 Beaver Creek Rd
Columbiana, AL 35051

This instrument was prepared by

(Name) _____

(Address) _____

Form 1-1-5 Rev. 5/187

WARRANTY DEED, JOINT TENANTS WITH RIGHT OF SURVIVORSHIP - LAWYERS TITLE INSURANCE CORPORATION, Birmingham, Alabama

STATE OF ALABAMA

Shelby COUNTY }

KNOW ALL MEN BY THESE PRESENTS,

That in consideration of Ten dollars & 00/100 DOLLARS

to the undersigned grantor or grantors in hand paid by the GRANTEES herein, the receipt whereof is acknowledged, we,

Holley, Daniel C. & Crystal husband & wife
(herein referred to as grantors) do grant, bargain, sell and convey unto

Holley, Daniel C. & Crystal husband & wife
(herein referred to as GRANTEES) as joint tenants, with right of survivorship, the following described real estate situated in

Shelby County, Alabama to-wit:

Lot 1 Holley Family Subdivision Map Book 48 page 14

Shelby County, AL 01/08/2020
State of Alabama
Deed Tax: \$17.00

20200108000011730 1/2 \$42.00
Shelby Cnty Judge of Probate, AL
01/08/2020 02:27:24 PM FILED/CERT

TO HAVE AND TO HOLD Unto the said GRANTEES as joint tenants, with right of survivorship, their heirs and assigns, forever; it being the intention of the parties to this conveyance, that (unless the joint tenancy hereby created is severed or terminated during the joint lives of the grantees herein) in the event one grantee herein survives the other, the entire interest in fee simple shall pass to the surviving grantee, and if one does not survive the other, then the heirs and assigns of the grantors herein shall take as tenants in common.

And I (we) do for myself (ourselves) and for my (our) heirs, executors, and administrators covenant with the said GRANTEES, their heirs and assigns, that I am (we are) lawfully seized in fee simple of said premises; that they are free from all encumbrances, unless otherwise noted above; that I (we) have a good right to sell and convey the same as aforesaid; that I (we) will and my (our) heirs, executors and administrators shall warrant and defend the same to the said GRANTEES, their heirs and assigns forever, against the lawful claims of all persons.

IN WITNESS WHEREOF, cl have hereunto set my hand(s) and seal(s), this 30th day of December 2019

WITNESS:

(Seal)

(Seal)

(Seal)

STATE OF ALABAMA

Shelby COUNTY }

I, Casey D. Dooley, a Notary Public in and for said County, in said State,

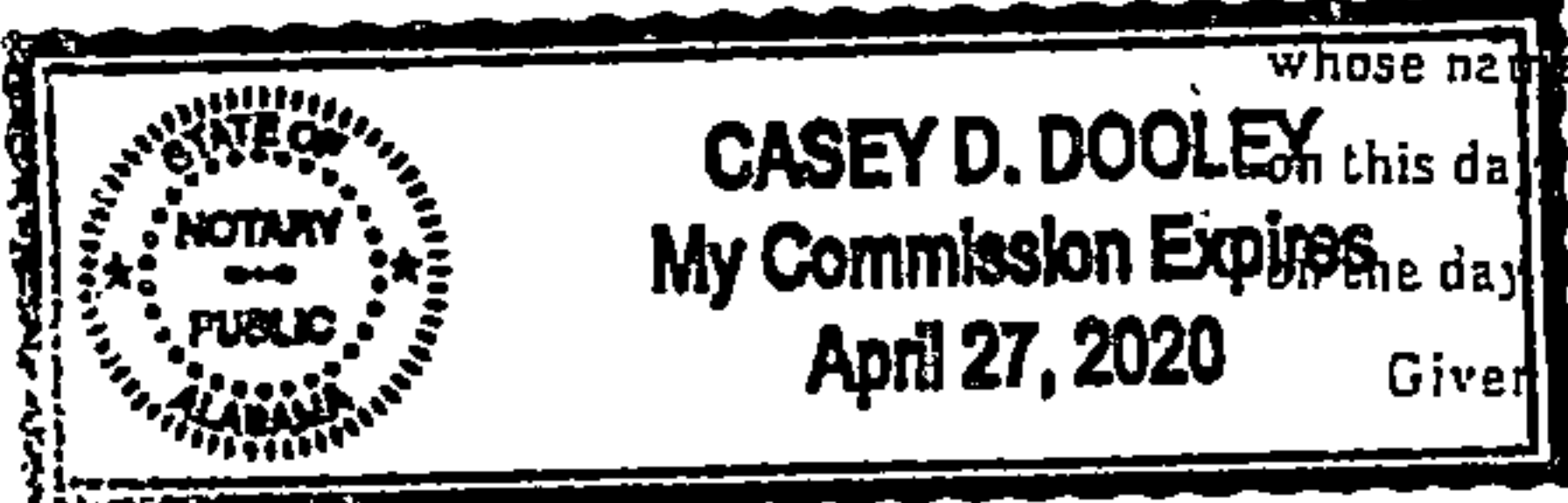
hereby certify that Crystal B Holley and Daniel C Holley

whose name is signed to the foregoing conveyance, and who produced ID known to me, acknowledged before me

on this day 30th that, being informed of the contents of the conveyance to executed the same voluntarily

on the day 30th the same bears date. Given under my hand and official seal this 30th day of December A.D., 2019

Casey D. Dooley
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 Daniel C. Holley / Crystal R. Holley Grantee's Name Daniel C. Holley / Crystal R. Holley
Mailing Address 1965 Beaver Creek Rd. Mailing Address 1965 Beaver Creek Rd.
Columbiana, AL 35051 Columbiana, AL 35051

Property Address 1965 Beaver Creek Rd.
Columbiana, AL 35051

Date of Sale 12/30/19

Total Purchase Price \$

or

Actual Value \$

or

Assessor's Market Value \$ 1 1/2 = 16,575

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

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 1/8/20

Unattested

Print Crystal R. Holley

Sign Crystal R. Holley
(Grantor/Grantee/Owner/Agent) circle one



20200108000011730 2/2 \$42.00
Shelby Cnty Judge of Probate, AL
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verified by)

Form RT-1