

20200205000049350  
02/05/2020 03:20:35 PM  
DEEDS 1/4

Return to:

Grantor Address/ Send Future Tax Notices:

2531 DALTON DR  
PELHAM, AL 35124

519 6669784-5411622 - WARRANTY DEED

**STATE OF ALABAMA  
COUNTY OF SHELBY**

**KNOW ALL MEN BY THESE PRESENTS:**

That for and in consideration of Ten Dollars (\$10.00) and other valuable consideration, to the undersigned Grantor, Angelica Murillo, an unmarried woman, in hand paid by the Grantee herein, the receipt of which is hereby acknowledged by said Grantor, Grantor does, by these presents grant, bargain, sell, convey and generally warrant to Angelica Murillo, an unmarried woman, herein referred to as Grantee, together with every contingent remainder, right of reversion, in fee simple, the following described real estate, to-wit:

Tax Id Number(s): 13 1 01 2 001 014.000 Land situated in the County of Shelby in the State of AL LOT 201, ACCORDING TO THE SURVEY OF CHANDALAR SOUTH, FIFTH SECTOR, AS RECORDED IN MAP BOOK 6, PAGE 146, IN THE PROBATE OFFICE OF SHELBY COUNTY, ALABAMA.

**Prior Deed Reference:** BY DEED FROM RITA FORREST, AN UNMARRIED WOMAN TO ANGELICA MURILLO DATED 03/25/2019, RECORDED ON 04/10/2019 AS 20190410000116160.

**Commonly Known As:**

2531 DALTON DR  
PELHAM, AL 35124

**Fair Market Value: \$215,000**

The total property herein conveyed and being conveyed together with all and singular, the buildings, rights, tenements, hereditaments and appurtenances thereunto belonging or in anywise appertaining.

The above conveyance includes all structures presently built, constructed, or set on the above described property.

This conveyance is made subject to all restrictions, reservations, easements, and rights-of way of record affecting this title to the above described property.

**The above described property is the homestead of Grantor.**

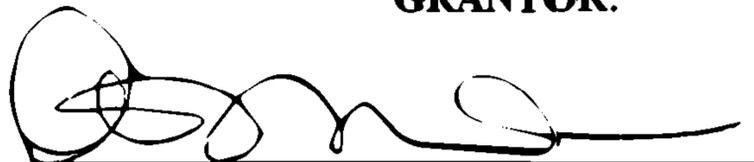
The scrivener makes no warranties, nor does he express an opinion, as to the Grantor's title, or lack thereof. The description was provided by Amrock.

In all references herein to any parties, persons, entities or corporations, the use of any particular Gender or the plural or singular number is intended to include the appropriate gender or number As the text of the within instrument may require.

The purpose of this deed is to add marital status.

**IN WITNESS WHEREOF**, the said Grantor, who is authorized to execute this conveyance hereto sets its signature and seal, this the 21 day of January, 2020.

**GRANTOR:**



Angelica Murillo

STATE OF Alabama  
COUNTY OF Shelby

I, John Caldwell, Jr., a Notary Public for the State of Alabama do hereby certify that Angelica Murillo 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 said conveyance, executed the same voluntarily on the day the same bears date.

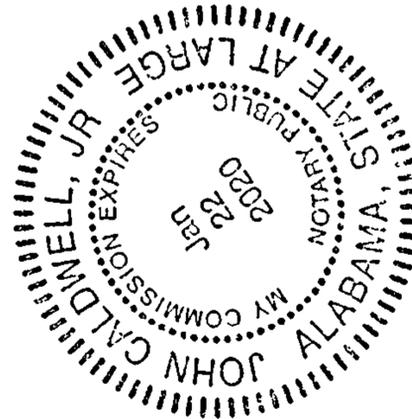
Given under my hand this the 21 day of January, 2020.

John Caldwell, Jr.

(NOTARY SEAL) Notary Public

My commission expires: \_\_\_\_\_

*[Faint mirrored text from reverse side of seal]*



This instrument was prepared by:  
Lauren Sonnier (AL Bar ID: DUV002)  
Law Offices of Lauren Sonnier, PLLC  
(without benefit of title search)  
P. O. Box 1516  
Ocean Springs, MS 39566  
228-327-1424

Real Estate Sales Validation Form

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

Grantor's Name Angelica Murillo
Mailing Address 2531 DALTON DR
PELHAM, AL 35124

Grantee's Name Angelica Murillo
Mailing Address 2531 DALTON DR
PELHAM, AL 35124

Property Address 2531 DALTON DR
PELHAM, AL 35124

Date of Sale 1/21/2020
Total Purchase Price \$

or
Actual Value \$

or
Assessor's Market Value \$ 145,900.00



Filed and Recorded
Official Public Records
Judge of Probate, Shelby County Alabama, County
Clerk
Shelby County, AL
02/05/2020 03:20:35 PM
\$32.00 CHERRY
20200205000049350

Alvin S. Byrd

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
the

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 1/21/2020

Print Angelica Murillo

Unattested (verified by)

Sign (Grantor/Grantee/Owner/Agent) circle one