

20200921000422540 1/4 \$36.00
Shelby Cnty Judge of Probate, AL
09/21/2020 01:11:31 PM FILED/CERT

WARRANTY DEED

STATE OF ALABAMA KNOW ALL MEN BY THESE PRESENTS
SHELBY COUNTY

That in consideration of Five Thousand and no/100 Dollars to the undersigned grantor in hand paid by the Grantee herein, the receipt whereof is acknowledged, **Dorothy L Smith, a Widowed Woman**, (herein referred to as grantor) do grant, bargain, sell and convey unto

Cynthia L. Styles, a Married Woman, (herein referred to as grantee) in fee simple, together with every contingent remainder and right of reversion, the following described real estate situated in SHELBY COUNTY, ALABAMA to-wit:

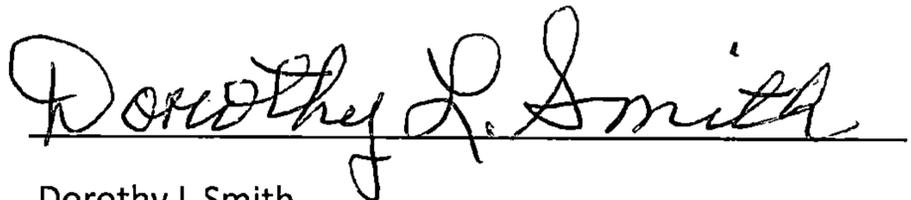
Lot 11, Map Showing First Addition to the R.E. Whaley Sub-Division of the town of Maylene, Alabama

See attached Exhibit A: Map of said property

TO HAVE AND TO HOLD to the said GRANTEE in fee simple, together with every contingent remainder and right of reversion.

The GRANTOR does, for herself, and her heirs and assigns covenant with said GRANTEE, her heirs and assigns that the Grantor is lawfully seized in fee simple of said premises; that said premises are free from all encumbrances, unless otherwise noted above; that she has a good right to sell and convey the said premises; that the Grantor and her heirs and assigns shall warrant and defend the said premises to the Grantee, her heirs and assigns forever, against the lawful claims of all persons.

IN WITNESS WHEREOF, the GRANTOR has executed this instrument on this 5th day of August 2020.


Dorothy L Smith

STATE OF ALABAMA

SHELBY COUNTY

I, the undersigned, a Notary Public in and for said County, in said State, hereby certify that Dorothy L Smith a widowed woman, whose name is signed to the forgoing Warranty Deed, and who is known to me, acknowledged before me on this day that, being informed of the contents of the Warrant Deed, she executed the same voluntarily and with full authority on the day the same bears date.

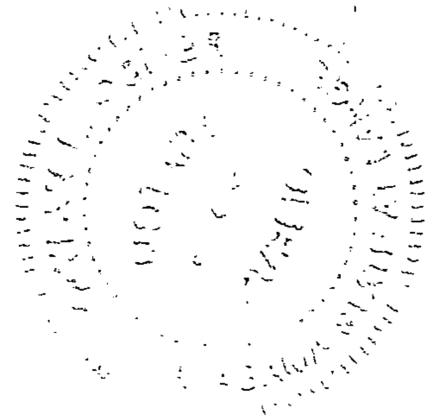
Given under my hand and official seal this 5th day of Aug A. D 2020

Kaylene L Omer

NOTARY PUBLIC

My Commission Expires January 14, 2023

Commission Expires: _____



Send Tax Notice to:

Cynthia L. Styles

1208 3rd Avenue North

Bessemer, Alabama 35020



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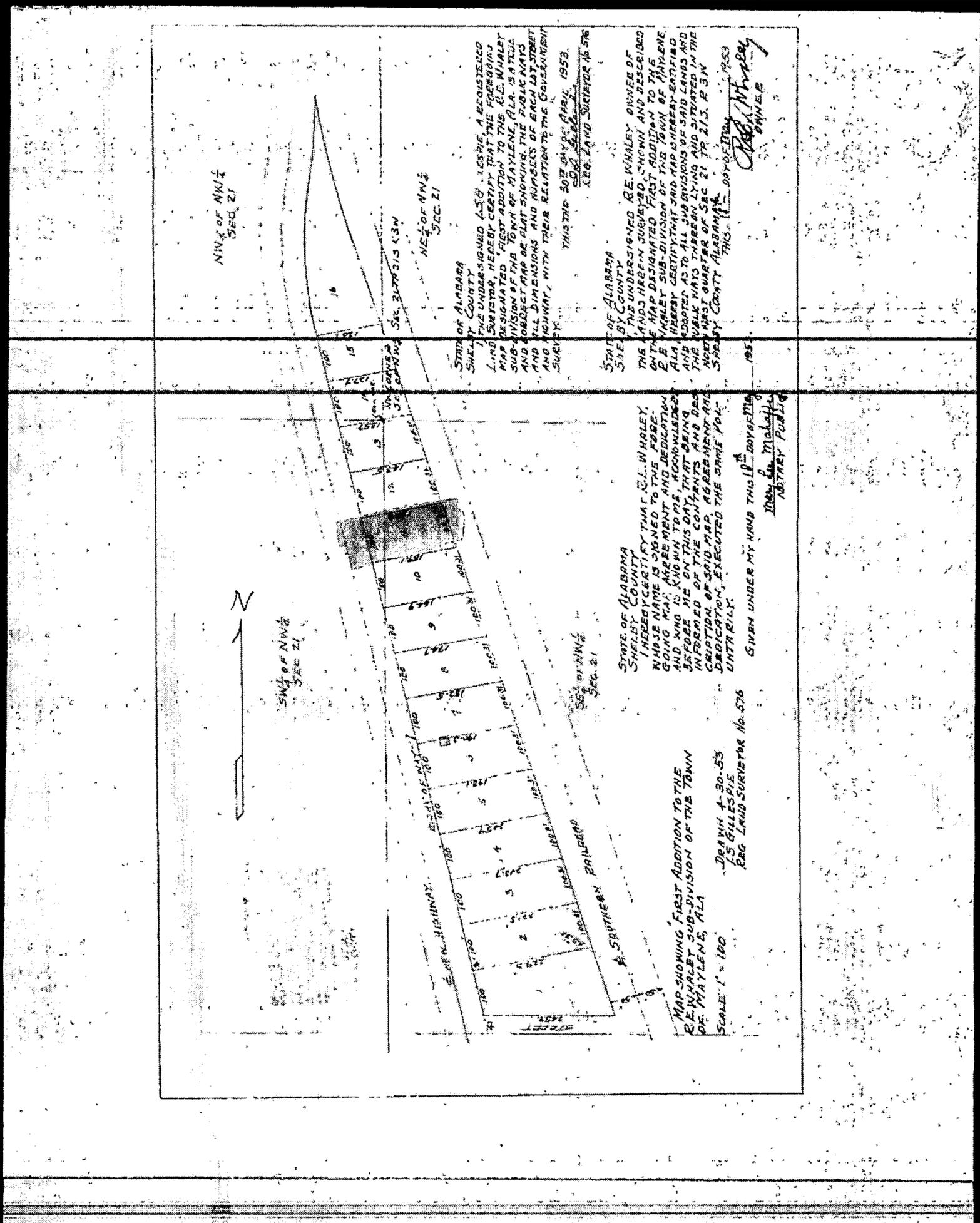
Prepared by:

Karen S Martin

11797 Grand Oak Circle

Brookwood, Alabama 35444

Exhibit A



NW 1/4 SEC. 21

NE 1/4 SEC. 21

SW 1/4 SEC. 21

SEC. 21

STATE OF ALABAMA
SHELBY COUNTY
I, THE UNDERSIGNED AS A REGISTERED LAND SURVEYOR, HEREBY CERTIFY THAT THE FOREGOING MAP DESIGNATED FIRST ADDITION TO THE TOWN OF MAYLENE, ALA. IS A TRUE AND CORRECT MAP AS PLAT SHOWING THE PUBLIC WAYS AND ALL DIMENSIONS AND NUMBERS OF EACH LOT, STREET AND HIGHWAY, WITH THEIR RELATION TO THE GOVERNMENT SURVEY.
THIS THE 30th DAY OF APRIL 1953.
S. GILLESPIE
REG. LAND SURVEYOR No. 576

STATE OF ALABAMA
SHELBY COUNTY
I, THE UNDERSIGNED R. E. WHALEY OWNER OF THE LANDS HEREIN SURVEYED, SHOWN AND DESCRIBED ON THE MAP DESIGNATED FIRST ADDITION TO THE TOWN OF MAYLENE, ALA. HEREBY CERTIFY THAT THE MAP HEREBY CERTIFIED AND ADOPTED AS TO ALL SUB-DIVISIONS OF SAID LANDS AND THE WALK WAYS THEREON LYING AND SITUATED IN THE NEARLY EAST QUARTER OF SEC. 21, T. 21 S., R. 3 W., SHELBY COUNTY, ALABAMA.
THIS THE 11th DAY OF MAY 1953
R. E. Whaley
OWNER

STATE OF ALABAMA
SHELBY COUNTY
I HEREBY CERTIFY THAT C. L. WHALEY, WHOSE NAME IS SIGNED TO THE FOREGOING MAP, AGREEMENT AND DECLARATION AND WHO IS KNOWN TO ME, KNOWLEDGE AND BELIEF, AS BEING THE PARTY THAT INFORMED ME ON THIS DAY, THAT THE DESCRIPTION OF SAID MAP, AGREEMENT AND DECLARATION, EXECUTED THE SAME VOLUNTARILY.
GIVEN UNDER MY HAND AND THE SEAL OF THIS OFFICE
THIS 11th DAY OF MAY 1953
JAMES G. Makallie
NOTARY PUBLIC

MAP SHOWING FIRST ADDITION TO THE TOWN OF MAYLENE, ALA.
DRAWN 4-30-53
S. GILLESPIE
REG. LAND SURVEYOR No. 576
SCALE 1" = 100'

Real Estate Sales Validation Form

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

Grantor's Name Dorothy L. Smith
Mailing Address 191 Railroad Ave
Maylene AL 35114

Grantee's Name Cynthia Styles
Mailing Address 1208 3rd Ave N.
Bessemer AL 35220

Property Address 10535 Hwy 17
Maylene AL 35114

Date of Sale

Total Purchase Price \$ 5000.00

or

Actual Value \$

or

Assessor's Market Value \$

Shelby County, AL 09/21/2020
State of Alabama
Deed Tax: \$5.00

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
[X] 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 9-21-2020

Print Cynthia Styles

Sign [Signature]

(Grantor/Grantee/Owner/Agent) circle one

Unattested

(verified by)

Form RT-1



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