

20200925000433720
09/25/2020 02:57:09 PM
DEEDS 1/3

This instrument was prepared by:
Joshua L. Hartman
Hartman, Springfield & Walker, LLP
P. O. Box 846
Birmingham, Alabama 35201

Send tax notice to:
The Law Office of Bobby L. Davis
PO Box 11791
Birmingham, AL 35202

STATUTORY WARRANTY DEED

STATE OF ALABAMA)

COUNTY OF SHELBY)

That in consideration of **TWO HUNDRED FORTY THREE THOUSAND SEVEN HUNDRED FIFTY AND 00/100 DOLLARS (\$243,750.00)** to the undersigned grantor, **Bobby L. Davis**, a single man, (herein referred to as GRANTOR) in hand paid by the grantee herein, the receipt whereof is hereby acknowledged, the said GRANTOR does by these presents, grant, bargain, sell and convey unto **The Law Office of Bobby L. Davis** (herein referred to as Grantee), the following described real estate, situated in Shelby County, Alabama, to-wit:

Lot 1130 according to the Final Plat of Blackridge Phase 1C, as recorded in Map Book 49 pages 62 A and B, Shelby County, Alabama.


SUBJECT TO ALL MATTERS OF RECORD

\$0.00 of the purchase price recited above has been paid from the proceeds of a mortgage loan closed simultaneously herewith.

TO HAVE AND TO HOLD unto the said grantee, its successors and assigns forever.

And the Grantor does hereby covenant with the Grantee, except as above-noted, that, at the time of the delivery of this Deed, the premises were free from all encumbrances made by it, and that it shall warrant and defend the same against the lawful claims and demands of all persons claiming by, through, or under it, but against none other.


IN WITNESS WHEREOF, I have hereunto set my hand and seal this 23rd day of September, 2020.


Bobby L. Davis

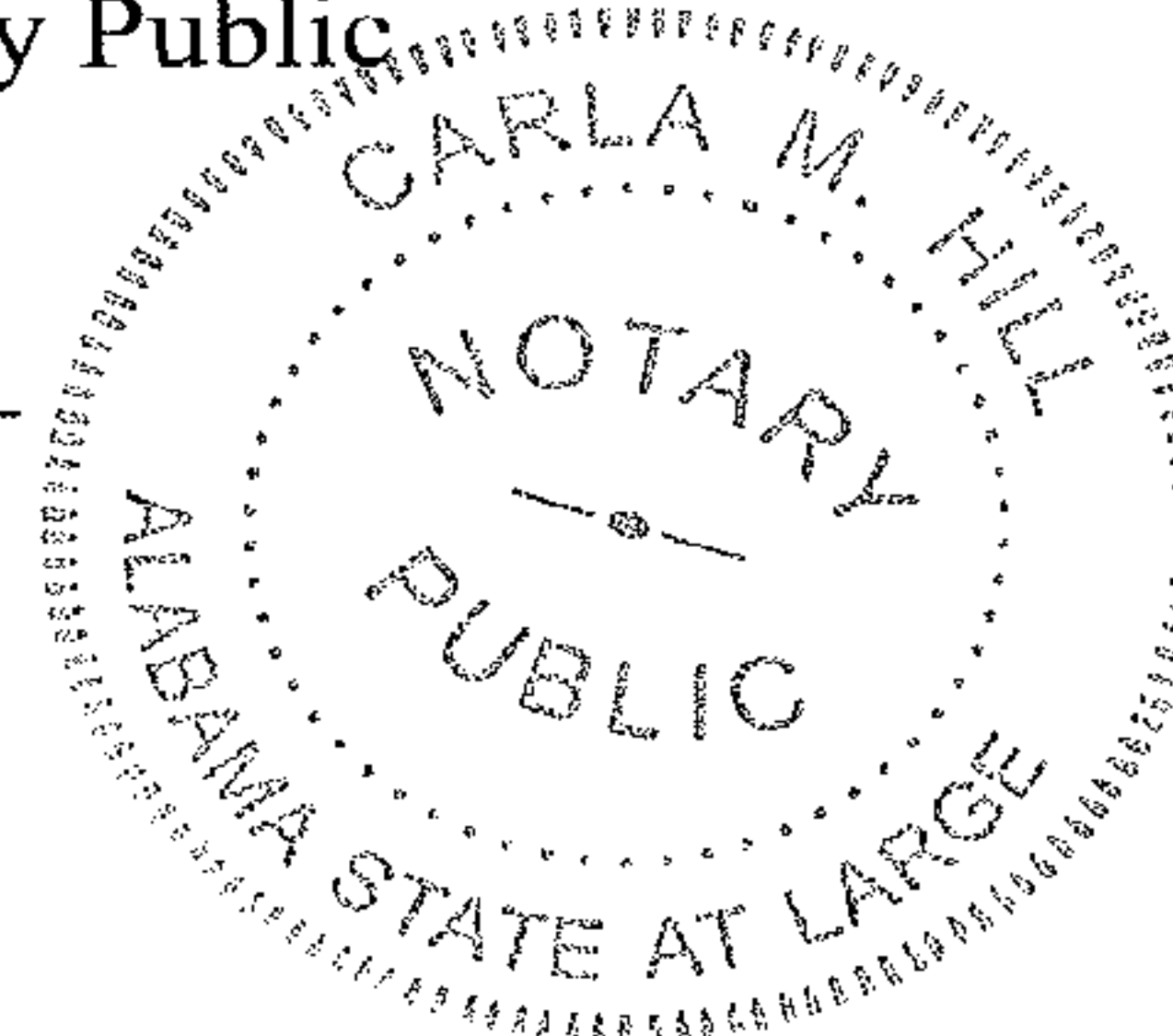
STATE OF ALABAMA
COUNTY OF JEFFERSON

I, the undersigned, a Notary Public in and for said County, in said State, hereby certify that Bobby L. Davis, 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 the conveyance, they executed the same voluntarily on the day the same bears date.

Given under my hand and official seal this 23rd day of September, 2020.


Notary Public

My Commission Expires: 03/23/23



Real Estate Sales Validation Form

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

Grantor's Name Bobby L. Davis
 Mailing Address 411 Holly Dr
Adamsville, AL 35005

Grantee's Name The Law Office of Bobby L. Davis
 Mailing Address PO Box 11791
Birmingham, AL 35202

Property Address 2144 Blackridge Road
Hoover, AL 35244

Date of Sale September 23, 2020
 Total Purchase Price \$ 243,750.000



Filed and Recorded
 Official Public Records
 Judge of Probate, Shelby County Alabama, County
 Clerk
 Shelby County, AL
 09/25/2020 02:57:09 PM
 \$272.00 CHERRY
 20200925000433720

Allen S. Bayl

Or
 Actual Value \$ _____
 Or
 Assessor's Market Value \$ _____

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: September 23, 2020

Print: Joshua L. Hartman

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

_____ Unattested
 _____ (verified by)