

After Recording Return &
Mail Tax Statements To:
Keith L. Boles
166 Cormorant Landing
Madison, AL 35758

Parcel ID: 14-307-3-000-011.011
Property Address: 205 Legacy Parc Circle, Pelham, AL 35124

TO HAVE AND TO HOLD to said GRANTEE forever.

Given under our hands this 23rd day of November, 2020.

WITNESSES:

Anna K. Tapscott
Witness

ANNA K. TAPSCOTT
Print Name

Christie Maria Rouveyrol
CHRISTIE MARIA ROUVEYROL

Witness

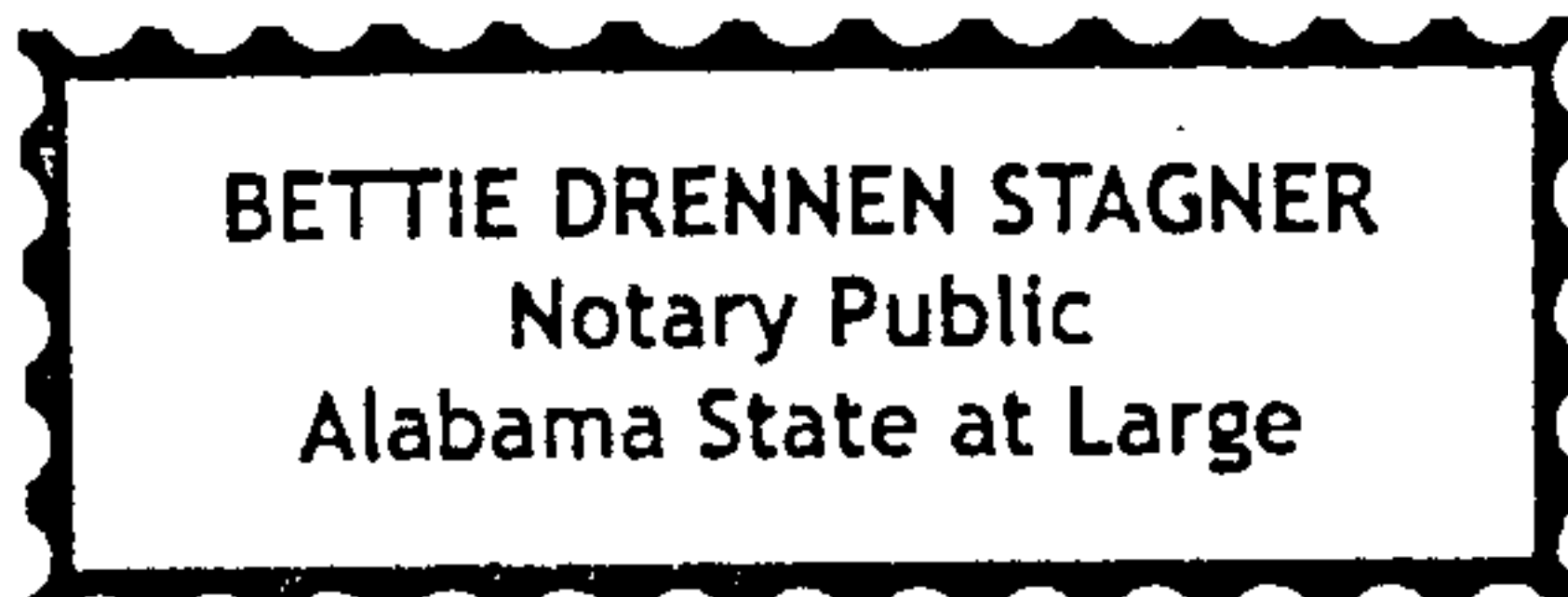
Witness

STATE OF Alabama }

COUNTY OF Shelby }

I, the undersigned, a Notary Public in and for said County, in said State, hereby certify that CHRISTIE MARIA ROUVEYROL, 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 and the same bears dated.

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



Bettie Drennen Stagner
NOTARY PUBLIC
My Commission Expires:

My Commission Expires
August 5, 2024

No title search was performed on the subject property by the preparer. The preparer of this deed makes no representation as to the status of the title nor property use or any zoning regulations concerning described property herein conveyed nor any matter except the validity of the form of this instrument. Information herein was provided to preparer by Grantors/Grantee and /or their agents; no boundary survey was made at the time of this conveyance.

This Document Prepared By:

Angelina Whittington, Esquire
840 West Sam Houston Pkwy, Ste. 300
Houston, TX 77024

EXHIBIT A

The following described real estate situated in Shelby County, Alabama to-wit:

All that certain parcel of land situate in the County of Shelby, State of Alabama, being known and designated at Lot 7, according to the Survey of Legacy Parc, as recorded in Map Book 27, Page 9, in the Probate Office of Shelby County, Alabama.

Parcel Number: 14-307-3-000-011.011 *ef*
Property Address: 205 Legacy Parc ~~Creek~~, Pelham, AL 35124
Circle

Real Estate Sales Validation Form*This Document must be filed in accordance with Code of Alabama 1975, Section 40-22-1*

Grantor's Name Christie Maria Rouveyro
 Mailing Address 156 Sugar Drive
Pelham AL 35124

Grantee's Name Eugene Rouveyrol
 Mailing Address 205 Legacy Parc Creek
Pelham AL 35124

Property Address 205 Legacy Parc Creek
Pelham AL 35124

Date of Sale 11/23/2020

Total Purchase Price \$ _____

or

Actual Value \$ _____

or

Assessor's Market Value \$ 370,500.00 *times 1/2 = 185,250.00*



Filed and Recorded
 Official Public Records
 Judge of Probate, Shelby County Alabama, County
 Clerk
 Shelby County, AL
 12/09/2020 02:42:16 PM
 S216.50 CHERRY
 20201209000564260

Alvin S. Byrnes

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

☐ Appraisal

☐ Sales Contract

☒ Other Citizen Access Portal

☐ Closing Statement

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 11/30/2020

Print Suzanne O'Byrne

Unattested _____

(verified by)

Sign

Suzanne O'Byrne

(Grantor/Grantee/Owner/Agent) circle one

Print Form

Form RT-1