

This Document Prepared By:

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20210713000338670
07/13/2021 08:31:52 AM
DEEDS 1/4

After Recording Send Tax Notice To:

Jennifer H. Herring, et al
133 Rocky Ridge Drive
Helena, AL 35080

Assessor's Parcel Number: 13 8 28 1 004 070.000

WARRANTY DEED
TITLE OF DOCUMENT

STATE OF ALABAMA

KNOW ALL MEN BY THESE PRESENTS:

Shelby COUNTY

THAT in consideration of ONE AND NO/100 DOLLARS (\$1.00), to the undersigned grantor (whether one or more), in hand paid by the grantee herein, the receipt whereof is acknowledged, I or we, **Jennifer H. Herring, formerly known as Jennifer L. Holasek, a married woman who acquired title as a single woman, joined by her spouse Billy J. Herring**, (herein referred to as grantor, whether one or more), whose mailing address is 133 Rocky Ridge Drive, Helena, AL 35080, grant, bargain, sell and convey unto **Jennifer H. Herring and Billy J. Herring, wife and husband as joint tenants**, (herein referred to as grantee, whether one or more), whose mailing address is 133 Rocky Ridge Drive, Helena, AL 35080, the following described real estate, situated in Shelby County, AL, to wit:

SEE EXHIBIT "A" ATTACHED HERETO AND BY THIS REFERENCE MADE A PART HEREOF.

COMMONLY known as: 133 Rocky Ridge Drive, Helena, AL 35080

TO have and to hold to the said grantee, his, her or their heirs and assigns forever.

The land described herein (You must make a selection):

X is homestead property of the said Grantor

_____ is **NOT** homestead property of the said Grantor

Subject To: Restrictions, Conditions, Covenants, Rights, Rights of Way, and easements now of record, if any.

I attest, to the best of my knowledge and belief that the information contained in this document is true and accurate. I understand that any false statements claimed on this form may result in the imposition of the penalty indicated in Code of Alabama, 1975 Section 40-22-1(h).

Date: 6-14-2021

Printed Name: Jennifer H. Herring

Signature: Jennifer Herring

I attest, to the best of my knowledge and belief that the information contained in this document is true and accurate. I understand that any false statements claimed on this form may result in the imposition of the penalty indicated in Code of Alabama, 1975 Section 40-22-1(h).

Date: 6-14-2021

Printed Name: Billy J. Herring

Signature: Billy J Herring

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 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, **Jennifer H. Herring, f/k/a Jennifer L. Holasek** and **Billy J. Herring** have hereunto set my (our) hand(s) and seal(s), this 14 day of June, 2021.

Jennifer Herring f/k/a Jennifer L. Holasek 6/14/21
 Jennifer H. Herring Date:
 f/k/a Jennifer L. Holasek

Billy J Herring 6-14-21
 Billy J. Herring Date:

General Acknowledgement

STATE OF Alabama
Shelby COUNTY

I, David Scott Watson a Notary Public in and for said County, in said State, by means of [X] physical presence or [] online notarization, hereby certify that **Jennifer H. Herring, f/k/a Jennifer L. Holasek and Billy J. Herring**, whose names are signed to the foregoing conveyance and who are known to me, acknowledged before me on this day, that, being informed of the contents of the above and foregoing conveyance, they executed the same voluntarily on the day the same bears date.

NOTARY STAMP/SEAL

Given under my hand and official seal of office this 14
 day of June, 2021.

DAVID SCOTT WATSON
 NOTARY PUBLIC
 State of Alabama - State at Large
 My Commission Expires July 16, 2022

David Scott Watson
 NOTARY PUBLIC
 My Commission Expires: July 16, 2022

EXHIBIT A

Legal Description

HE-2105-AL-3752251

THE LAND REFERRED TO HEREIN BELOW IS SITUATED IN THE COUNTY OF JEFFERSON COUNTY, ALABAMA, AND IS DESCRIBED AS FOLLOWS:

LOT 70, ACCORDING TO THE SURVEY OF ROCKY RIDGE TOWNHOME, PHASE ONE, AS RECORDED IN MAP BOOK 22, PAGE 132, IN THE PROBATE OFFICE OF SHELBY COUNTY, ALABAMA.

13 8 28 1 004 070.000

Being Property Conveyed by General Warranty Deed from Toraine A. Norris, and Donna Norris husband and wife to Jennifer L. Holasek, a single woman, recorded October 29, 2007, in , Shelby County, Alabama.

Real Estate Sales Validation Form

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

Grantor's Name Jennifer H. Herring
 Mailing Address 133 Rocky Ridge
Helena, AL
35080

Grantee's Name Jennifer H. Herring
 Mailing Address Billy J. Herring
133 Rocky Ridge Dr.
Helena, AL
35080

Property Address 133 Rocky Ridge Dr.
Helena, AL
35080

Date of Sale 06-14-2021
 Total Purchase Price \$ _____
 or
 Actual Value \$ _____

or
 Assessor's Market Value \$ 52,150.00

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
☐ 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 7/9/2021

Print Seanetta Willis

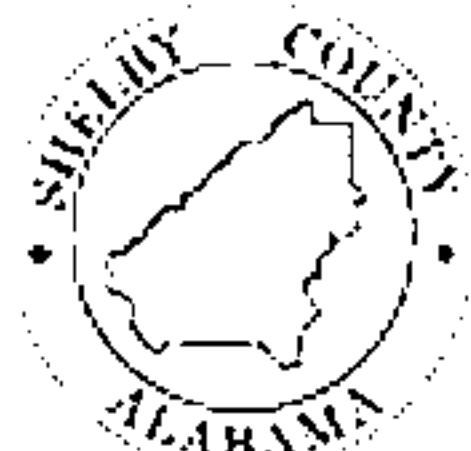
Sign

[Signature]

(Grantor/Grantee/Owner/Agent) circle one

Unattested

(verified by)



Filed and Recorded
 Official Public Records
 Judge of Probate, Shelby County Alabama, County
 Clerk
 Shelby County, AL
 07/13/2021 08:31:52 AM
 \$84.50 JOANN
 20210713000338670

Alan S. Byrd

Form RT-1