

This Instrument was Prepared by:

Mike T. Atchison, Attorney at Law
101 West College Street
Columbiana, AL 35051

Send Tax Notice To: Raul Mejia Gonzalez
Marisol Gonzalez Cruz

1564 Kent Dairy Rd Lot 600
Alabaster, AL 35007

File No.: MV-21-27427

WARRANTY DEED

State of Alabama Jointly For Life With Remainder to Survivor
County of Shelby } Know All Men by These Presents:

That in consideration of the sum of **One Hundred Fourteen Thousand Five Hundred Dollars and No Cents (\$114,500.00)**, the amount of which can be verified in the Sales Contract between the parties hereto, to the undersigned Grantor (whether one or more), in hand paid by the Grantee herein, the receipt whereof is acknowledged, I or we, **Ronnie Howard Boothe, a single man and Krista Boothe, a single woman** (herein referred to as Grantor, whether one or more), grant, bargain, sell and convey unto **Raul Mejia Gonzalez and Marisol Gonzalez Cruz**, (herein referred to as Grantee, whether one or more), the following described real estate, situated in Shelby, County, Alabama, to wit:

SEE EXHIBIT "A" ATTACHED HERETO

Property may be subject to 2021 taxes and subsequent years, all covenants, restrictions, conditions, easements, liens, set back lines, and other rights of whatever nature, recorded, and/or unrecorded.

\$0.00 of the purchase price of the above described property was financed with the proceeds of a mortgage loan closed simultaneously herewith.

TO HAVE AND TO HOLD to the said Grantee, his, her or their heirs and assigns forever. as joint tenant

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 otherwise 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 person.

IN WITNESS WHEREOF, I (we) have hereunto set my (our) hand(s) and seal(s) this the 16th day of July, 2021.

Ronnie Howard Boothe Krista Boothe

State of Alabama

County of Shelby

I, Michael T. Atchison, a Notary Public in and for the said County in said State, hereby certify that Ronnie Howard Boothe and Krista Boothe, whose name(s) is/are signed to the foregoing conveyance, and who is/are known to me, acknowledged before me on this day that, being informed of the contents of the conveyance he/she/they executed the same voluntarily on the day the same bears date.

Given under my hand and official seal this the 16th day of July, 2021.

Michael T. Atchison
Notary Public, State of Alabama
My Commission Expires: 9-1-24

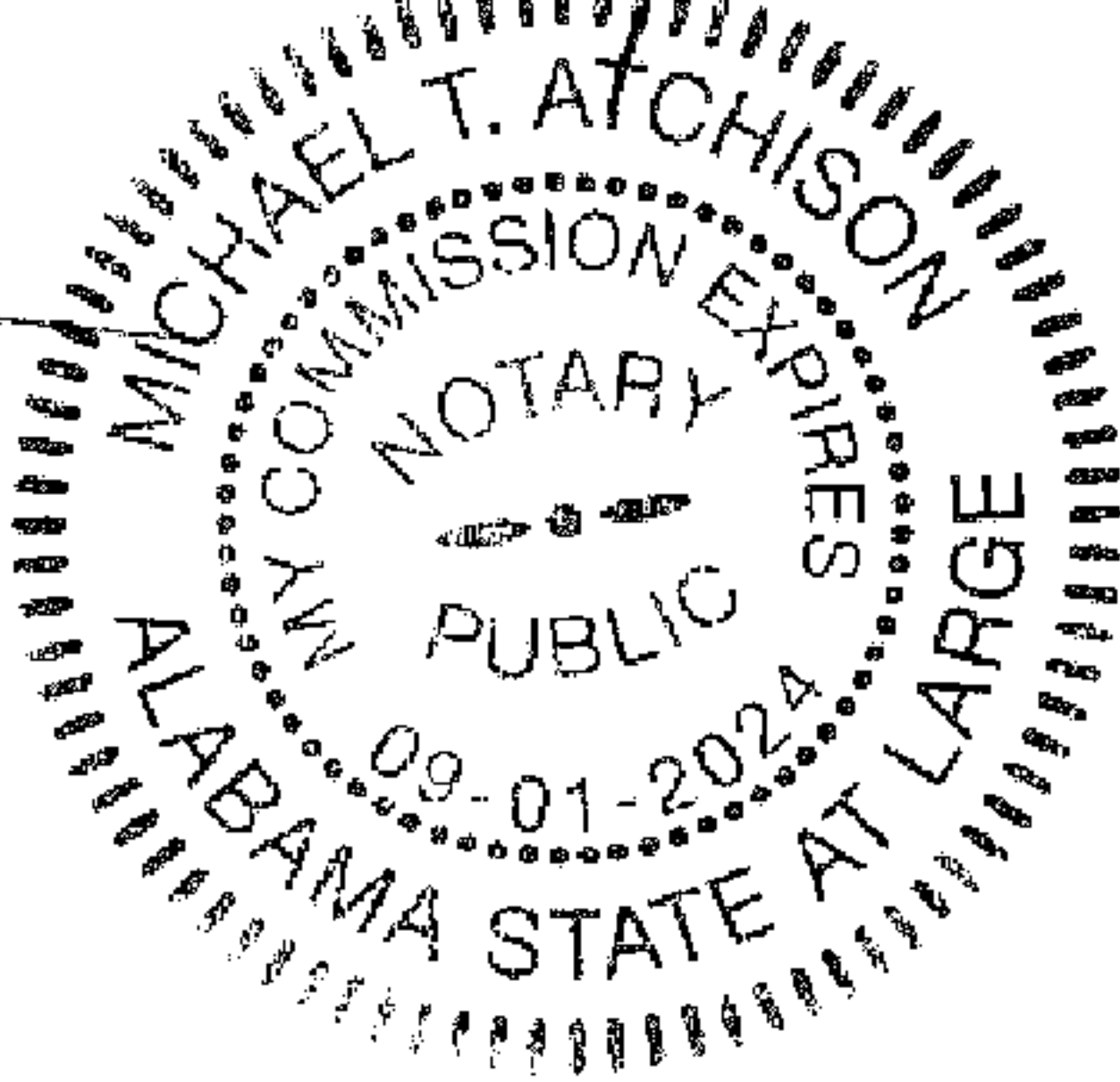


EXHIBIT "A"
LEGAL DESCRIPTION

Lot described as follows: Begin at a point 1127.8 feet North and 723.3 feet West of the center stake of Section 5, Township 22 South, Range 3 West, and run South 11 degrees 10 minutes West 114 feet; thence South 72 degrees 50 minutes East 127.3 feet; thence North 23 degrees 20 minutes East 144.3 feet; thence North 84 degrees 00 minutes West 157.7 feet to the point of beginning and being in the Southeast 1/4 of the Northwest 1/4 of Section 5, Township 22 South, Range 3 West. Lying and being situated in Shelby County, Alabama.

Also, begin at a point 978.4 feet North and 632.7 feet West of the center stake of Section 5, Township 22 South, Range 3 West, and run North 79 degrees 50 minutes East 427.9 feet; thence North 62 degrees 02 minutes West 160.3 feet; thence South 85 degrees 18 minutes West 223.1 feet; thence South 23 degrees 20 minutes West 144.3 feet to the point of beginning. Lying and being situated 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	Ronnie Howard Boothe Krista Boothe	Grantee's Name	Raul Mejia Gonzalez Marisol Gonzalez Cruz
Mailing Address	3631 Highway 22 Montevallo, AL 35115	Mailing Address	1564 Kent Dairy Road Lt 600 Alabaster, AL 35007
Property Address	3631 Highway 22 Montevallo, AL 35115	Date of Sale	July 06, 2021
		Total Purchase Price	\$114,500.00
		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)

<input type="checkbox"/> Bill of Sale	<input type="checkbox"/> Appraisal
<input checked="" type="checkbox"/> Sales Contract	<input type="checkbox"/> Other
<input type="checkbox"/> 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 of 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 July 15, 2021

Unattested

(verified by)

Print Ronnie Howard Boothe

Sign Ronnie Howard Boothe

(Grantor/Grantee/Owner/Agent) circle one



Filed and Recorded
Official Public Records
Judge of Probate, Shelby County Alabama, County
Clerk
Shelby County, AL
07/16/2021 02:00:40 PM
\$142.50 JOANN
20210716000346600

Allen S. Bayl

Form RT-1