

This instrument was prepared without benefit of title evidence or survey by:

William R. Justice
P.O. Box 587, Columbiana, Alabama 35051



20211112000546910 1/3 \$30.00
Shelby Cnty Judge of Probate, AL
11/12/2021 01:31:27 PM FILED/CERT

STATUTORY WARRANTY DEED

STATE OF ALABAMA

SHELBY COUNTY KNOW ALL MEN BY THESE PRESENTS,

That in consideration of the distribution of the estate of Johnnie F. Page, deceased, f/k/a Johnnie F. Doss, in accordance with her will probated in Case No. PR-2021-000164 in the Probate Court of Shelby County, Alabama, the undersigned Brandy Stoudenmire, personal representative of said estate (herein referred to as GRANTOR), pursuant to the provisions in said will does grant, bargain, sell and convey unto Linda Robbins and Michael Phillip Doss equally as tenants in common (herein referred to as GRANTEES) the following described real estate situated in Shelby County, Alabama to-wit:

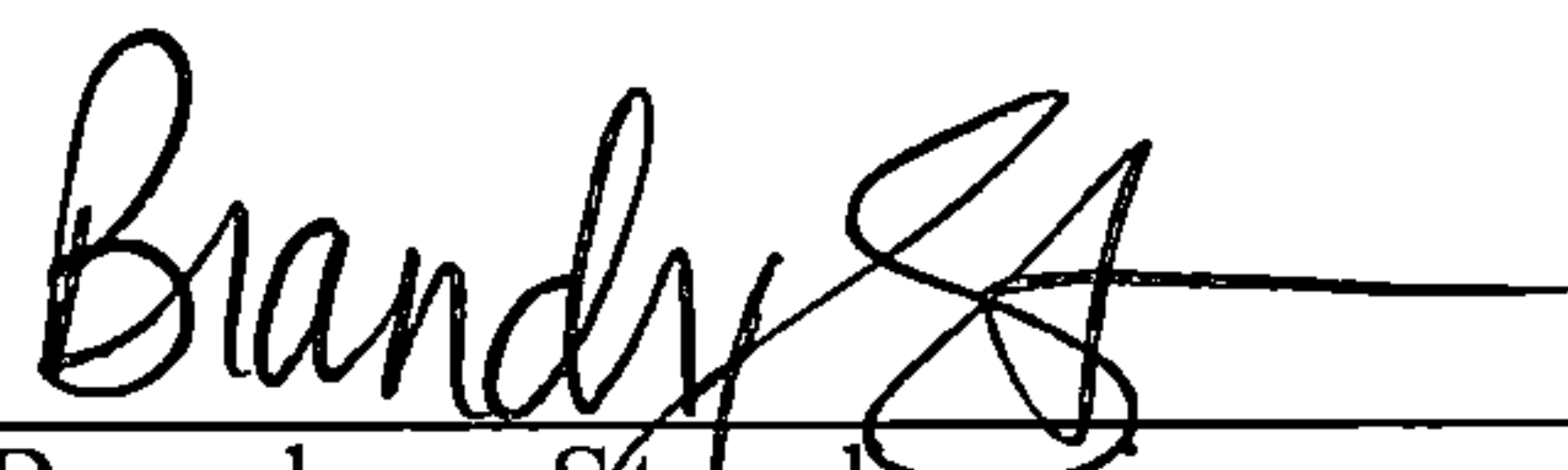
Lots 1 and 2 of the Doss Page Family Subdivision as recorded in Map Book 48, Page 90, in the Probate Office of Shelby County, Alabama.

Johnnie F. Page, f/k/a Johnnie F. Doss, was the surviving grantee in the deed recorded in Deed Book 302, Page 117, in the Probate Office of Shelby County, Alabama, the other grantee, Carl L. Doss, having died May 23, 1989, while married to Johnnie F. Page, f/k/a Johnnie F. Doss.

TO HAVE AND TO HOLD to the said GRANTEES, their heirs and assigns forever.

IN WITNESS WHEREOF, GRANTOR has hereunto set GRANTOR'S hand and seal, this

11th day of November, 2021.



Brandy Stoudenmire as personal
representative

[notary acknowledgment on following page]

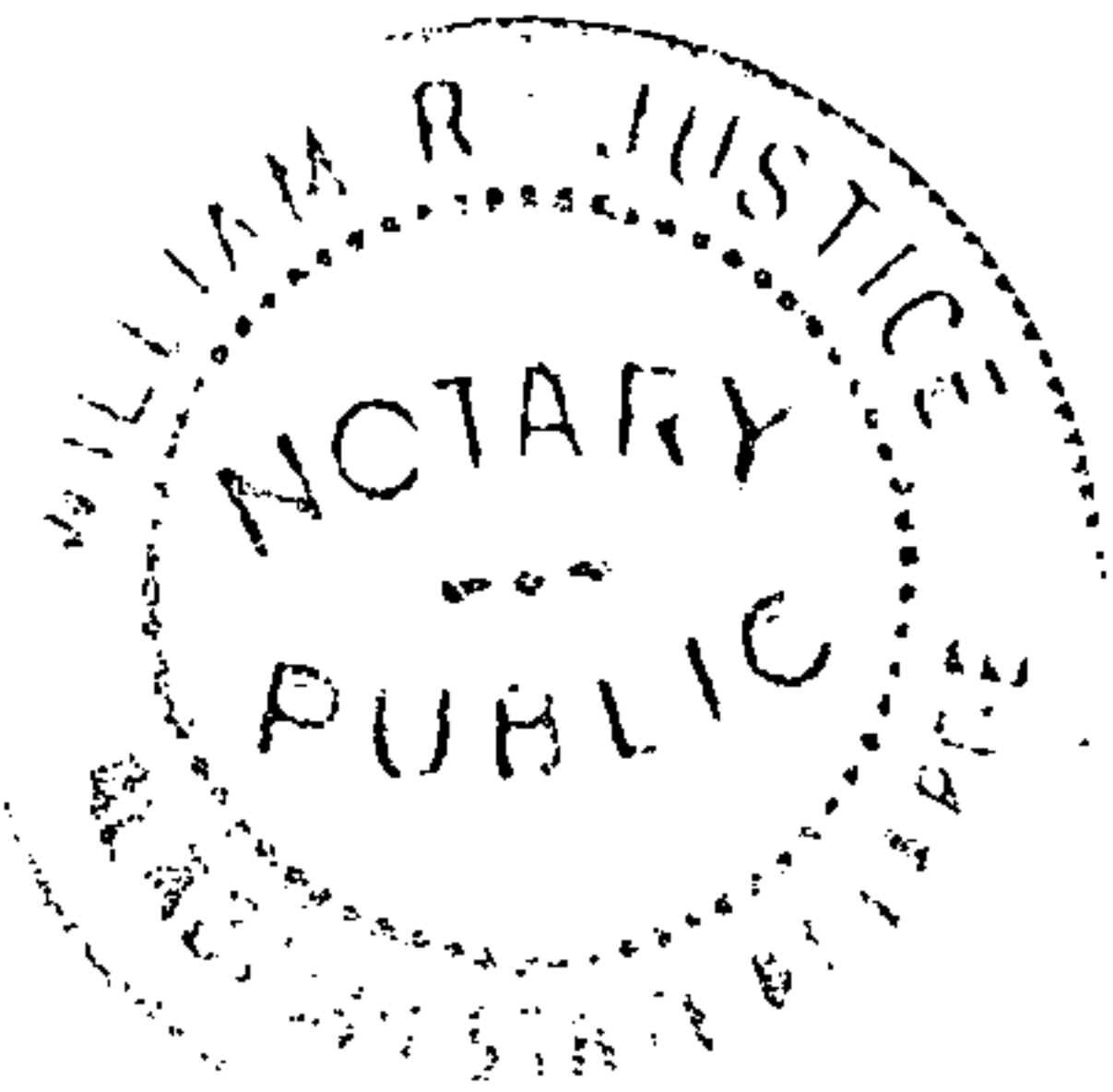
STATE OF ALABAMA
COUNTY OF SHELBY



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I, the undersigned, a Notary Public in and for said County, in said State, hereby certify that Brandy Stoudenmire, whose name as personal representative of the estate of Johnnie F. Page, deceased, 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, she as such personal representative executed the same voluntarily on the day the same bears date.

Given under my hand and official seal this 11th day of November, 2021.



William R Justice
Notary Public

My commission expires: 9/12/23

Real Estate Sales Validation Form

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

Grantor's Name Estate of Johnnie F. Page
Mailing Address 4435 Hwy 20
Calera, AL 35040

Grantee's Name see deed
Mailing Address 683 Waterford Lane
Calera, AL 35040

Property Address 6304 & 6700 Hwy 26
Columbiana, AL 35051

Date of Sale 11/11/21
Total Purchase Price \$

or
Actual Value \$ 94,940.00

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 assessor's current market value

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 11/11/21

Print Brandy Stoudenmire, personal representative

Sign Brandy Stoudenmire

(Grantor/Grantee/Owner/Agent) circle one

Form RT-1



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