

20211119000557960
11/19/2021 09:33:14 AM
DEEDS 1/3

This instrument was prepared by:

Daniel Odrezin
Daniel Odrezin, LLC
3138 Cahaba Heights Road
Birmingham, AL 35243

Send tax notice to:

Joshua James Owens
1403 Willow Creek Pkwy
Alabaster, AL 35007

WARRANTY DEED

STATE OF ALABAMA)

COUNTY OF SHELBY)

That in consideration of **TWO HUNDRED FIFTY FIVE THOUSAND AND 00/100 DOLLARS (\$255,000.00)**, to the undersigned grantor in hand paid by the grantees herein, the receipt whereof is hereby acknowledged, we, **Joel R. Logan, an unmarried individual and Mariah S. Logan, an unmarried individual**, (herein referred to as Grantors) do hereby grant, bargain, sell and convey unto **Joshua James Owens** (herein referred to as Grantee), the following described real estate situated in Shelby County, Alabama, to-wit:

Lot 40, according to the Survey of Willow Creek, Phase 1, as recorded in Map Book 7, Page 132, in the Probate Office of Shelby County, Alabama.

SUBJECT TO ALL MATTERS OF RECORD

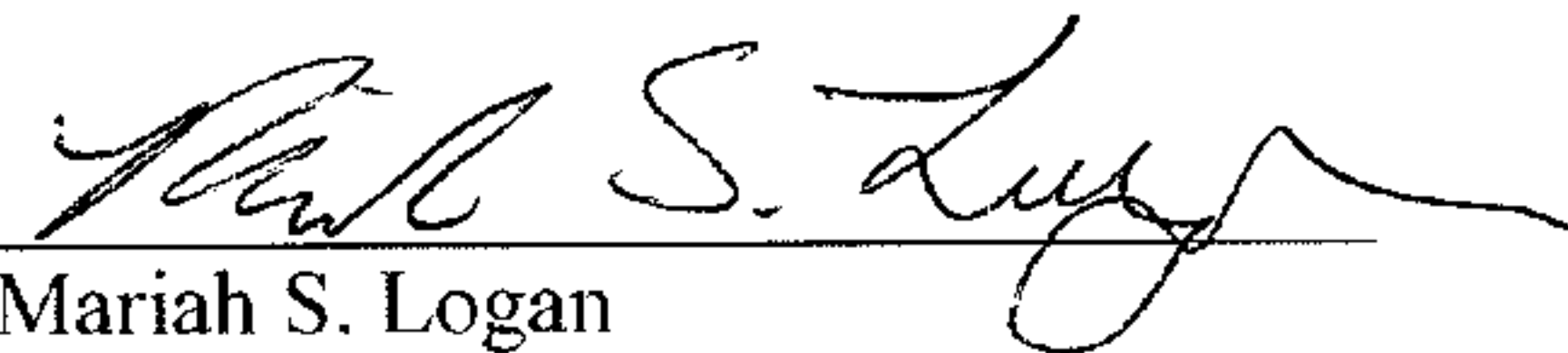
250,381.00 of the purchase price recited above has been paid from the proceeds of a mortgage loan closed simultaneously herewith.

Note: Mariah S. Logan and Mariah M. Stanley are one and the same person.

TO HAVE AND TO HOLD unto the said grantee, his heirs and assigns forever.

And we do for ourselves and for our heirs, executors, and administrators covenant with the said Grantee, his heirs and assigns, that we are lawfully seized in fee simple of said premises, that they are free from all encumbrances, unless otherwise noted above; that we have a good right to sell and convey the same as aforesaid; that we will and our heirs, executors and administrators shall warrant and defend the same to the said Grantee, his heirs and assigns forever against the lawful claims of all persons.

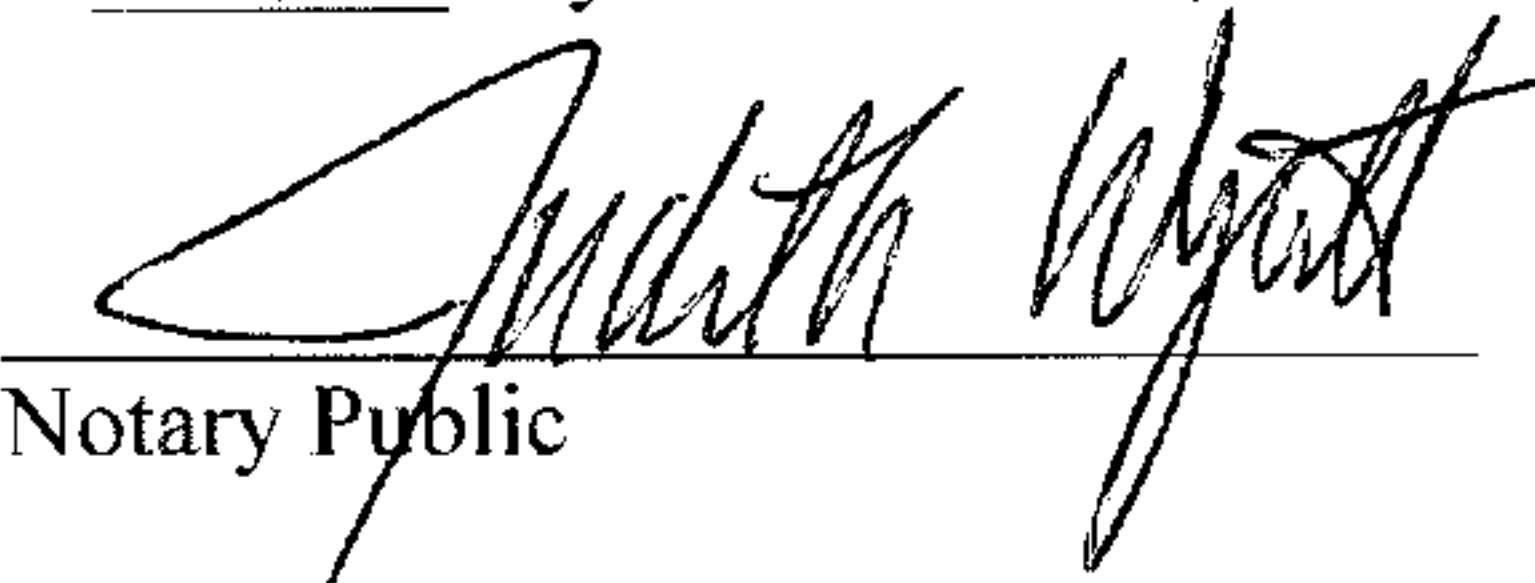
IN WITNESS WHEREOF, we have hereunto set our hands and seals this 8 day of November, 2021.


Mariah S. Logan

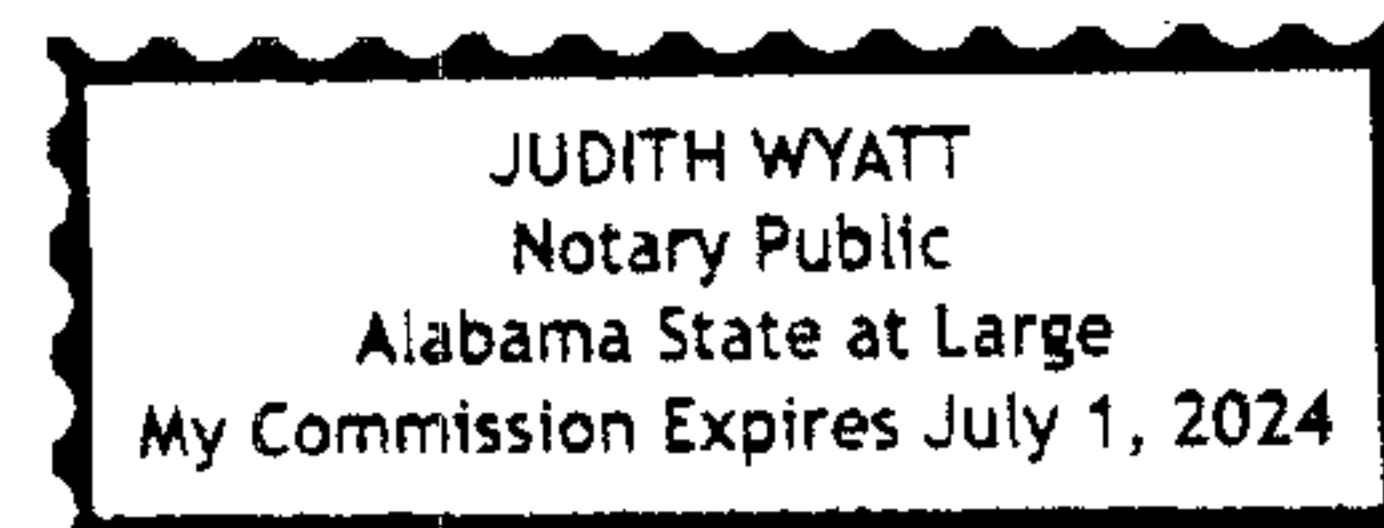
STATE OF Alabama)
Tuscaloosa COUNTY)

I, the undersigned, a Notary Public in and for said County, in said State, hereby certify that Mariah S. Logan, 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 8 day of November, 2021.


Notary Public

My Commission Expires: July 1, 2024



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

Grantor's Name Joel R. Logan and Mariah S. Logan
 Mailing Address 11991 Knollwood Road
Northport, AL 35475

Grantee's Name Joshua James Owens
 Mailing Address 142 Horseshoe Circle
Alabaster, AL 35007

Property Address 1403 Willow Creek Pkwy
Alabaster, AL 35007

Date of Sale November 15, 2021
 Total Purchase Price \$255,000.00

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)

☐ Bill of Sale
☐ Sales Contract

☐ Appraisal
☐ Other:

☐ 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 11/15/2021

Print Makela Richardson

Unattested

(verified by)

Sign

(Grantor/Grantee/ Owner/Agent) circle one



Filed and Recorded
 Official Public Records
 Judge of Probate, Shelby County Alabama, County
 Clerk
 Shelby County, AL
 11/19/2021 09:33:14 AM
 \$33.00 CHERRY
 20211119000557960

Ann S. Byrd

Form RT-1