Shelby Cnty Judge of Probate, AL

08/11/2022 10:13:36 AM FILED/CERT

20220811000313830 1/3 \$29.00

Parcel I.D. #:

Send Tax Notice To:

## EXECUTOR'S DEED

STATE OF ALABAMA	)
	)
COUNTY OF SHELBY	)

Know all men by these presents, that in consideration of the terms of the Last Will & Testament of Delores Marie Alexander, (Shelby County Probate case # PR-2021-1070) and other good and valuable consideration, the receipt of sufficiency of which are hereby acknowledged, that Dennis Alexander, as Executor of the Estate of Delores Marie Alexander, a deceased person, having died testate on or about 07 September, 2021, with a probate estate probated in the Probate Court of Shelby County, Alabama, under case number PR-2021-1070, hereinafter known as GRANTOR, does hereby bargain, grant, sell and convey the following described real property being situated in Shelby County, Alabama, to Dennis Alexander, hereinafter known as the GRANTEE;

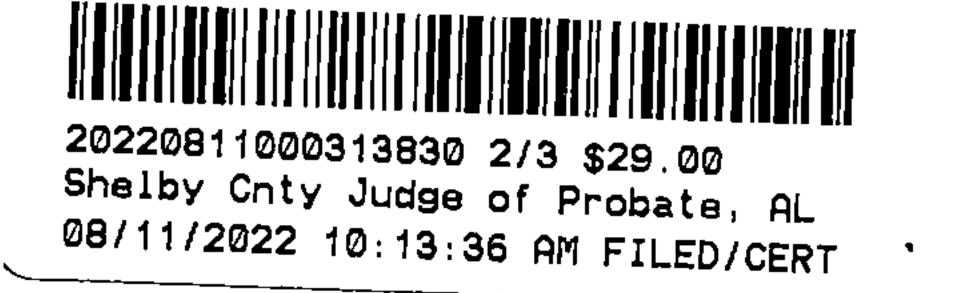
Lot 2 of Alexander Estates, a minor subdivision situated in the NW 1/4 of Section 3, Township 24 North, Range 13 East and the South ½ of Section 20, Township 22 South, Range 2 West, City of Calera, Shelby County, Alabama, with the final plat being recorded in Map Book 52, Page 90 in the Office o the Judge of Probate of Shelby County, Alabama.

Subject to any and all easements, rights of way and restrictions of record.

Said legal description herein was taken from that certain Instrument recorded in the Shelby County, AL, Judge of Probate's Office in Map Book 52, Page 90. This instrument was prepared without the benefit of a title search or survey.

TO HAVE AND TO HOLD to the said GRANTEE together with every contingent remainder and right of reversion.

And we do for ourselves and for our heirs, executors, and administrators covenant with the said GRANTEES, their 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 he same as aforesaid; that we will and 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, we have hereunto set our hands and seals, on this the					
Dennis A. Paparloy					
DENNIS ALEXANDER, as Executor of the					
Estate of Delores Marie Alexander, a deceased person					
Shelby County, Alabama Probate Court Case No: PR-2021-1070					
STATE OF ALABAMA ) )					
COUNTY OF SHELBY )					
I, the undersigned, a Notary Pubic in and for said State, do hereby certify that <i>Dennis Alexander</i> , as <i>Executor of the Estate of Delores Marie Alexander</i> , a deceased person, whose name is signed to the foregoing conveyance, and who is personally known to me, and having been duly informed of the contents of said deed, acknowledged before me and my official seal of office, that she did execute the same voluntarily on the day the same bears date.					
Given under my hand and official seal of office on this the Day of					
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NOTARY PUBLIC  My Commission Expires: 28 February, 2024					
This Instrument Prepared By:					
Clint C. Thomas, P.C. Attorney at Law					

P.O. Box 1422

Calera, AL 35040

## Real Estate Sales Validation Form

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20220811000313830 3/3 \$29.00 Shelby Cnty Judge of Probate, AL 08/11/2022 10:13:36 AM FILED/CERT

This	Document must be filed in accord	dance with Code of Alabama 197	75,	
Grantor's Name Mailing Address		Grantee's Name Mailing Address	DE~~2	<del></del>
Property Address	<u></u>	Date of Sale	<b>3</b> 3	
	Alexander Estates	Total Purchase Price or Actual Value	\$	
		or Assessor's Market Value	\$ 4,	746-00
	e or actual value claimed on the one) (Recordation of document			cumentary
Closing State				
If the conveyance	document presented for recoi	rdation contains all of the rec	guirea intorma	tion reterenced

## 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.

above, the filing of this form is not required.

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 <u>Code of Alabama 1975</u> § 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 <u>Code of Alabama 1975</u> § 40-22-1 (h).

Date **3 3 3** 

Unattested

(verified by)

Print Dennis Alexander

Sign Dennin Alefondy

(Grantor/Grantee/Owner/Agent) circle one

Form RT-1