

This instrument prepared by:
Michael Galloway, Esq.
3500 Blue Lake Drive, Suite 320
Birmingham, AL 35223

SEND TAX NOTICE TO:
Megan Leigh Siddens Doggett and Lewis
Carpenter Doggett, IV
502 Forest Lakes Dr.
Sterrett, AL 35147

WARRANTY DEED
Joint With Right Of Survivorship

STATE OF ALABAMA)
)
SHELBY COUNTY)

KNOW ALL MEN BY THESE PRESENTS, That in consideration of the sum of Three Hundred Eighty Thousand And No/100 Dollars (\$380,000.00) paid by the grantee herein, the receipt of which is hereby acknowledged, I/we, Miles Sharp and Lena Sharp, a married couple (hereinafter grantor, whether one or more), do grant, bargain, sell and convey unto Megan Leigh Siddens Doggett and Lewis Carpenter Doggett, IV (hereinafter Grantees), as joint tenants with rights of survivorship, all of my/our right, title and interest in the following described real estate, situated in Shelby County, Alabama.

Lot 147, according to the Final Plat of Forest Lakes Sector 3, Phase 2, as recorded in Map Book 32, Page 26, in the Probate Office of Shelby County, Alabama.

SOURCE OF TITLE: Warranty Deed recorded in Inst # 20210526000257150.

Subject to current taxes, all matters of public record, including, but not limited to easements, restrictions of record, and other matters which may be viewed by observation.

LENA SHARP IS ONE AND THE SAME AS LENA BARRETT WHO IS THE GRANTEE ON THAT CERTAIN WARRANTY DEED RECORDED IN INST# 20210526000257150.

TO HAVE AND TO HOLD unto the said Grantees as joint tenants, with rights of survivorship, their heirs and assigns, forever; it being the intention of the parties to this conveyance that (unless the joint tenancy created is severed or terminated during the joint lives of the grantees herein) in the event one grantee herein survives the other, the entire interest in fee simple shall pass to the surviving grantee, and if one does not survive the other, then the heirs and assigns of the grantees herein shall take as tenants in common.

Grantor does, for Grantor and for Grantor's heirs, executors and administrators covenant with the said Grantees as joint tenants, with rights of survivorship, their heirs executors and administrators, that Grantor is lawfully seized in fee simple of said premises; that it is free from all encumbrances, unless otherwise noted above; that Grantor has a good right to sell and convey the same as aforesaid; that Grantor will and Grantor's heirs, executors and administrators shall warrant and defend the same to the said Grantees, and their heirs, executors and administrators forever, against the lawful claims of all persons.

IN WITNESS WHEREOF, the undersigned have hereunto set our hands and seals on this 13th day of March, 2023.

[Signature]
Miles Sharp

[Signature]
Lena Sharp

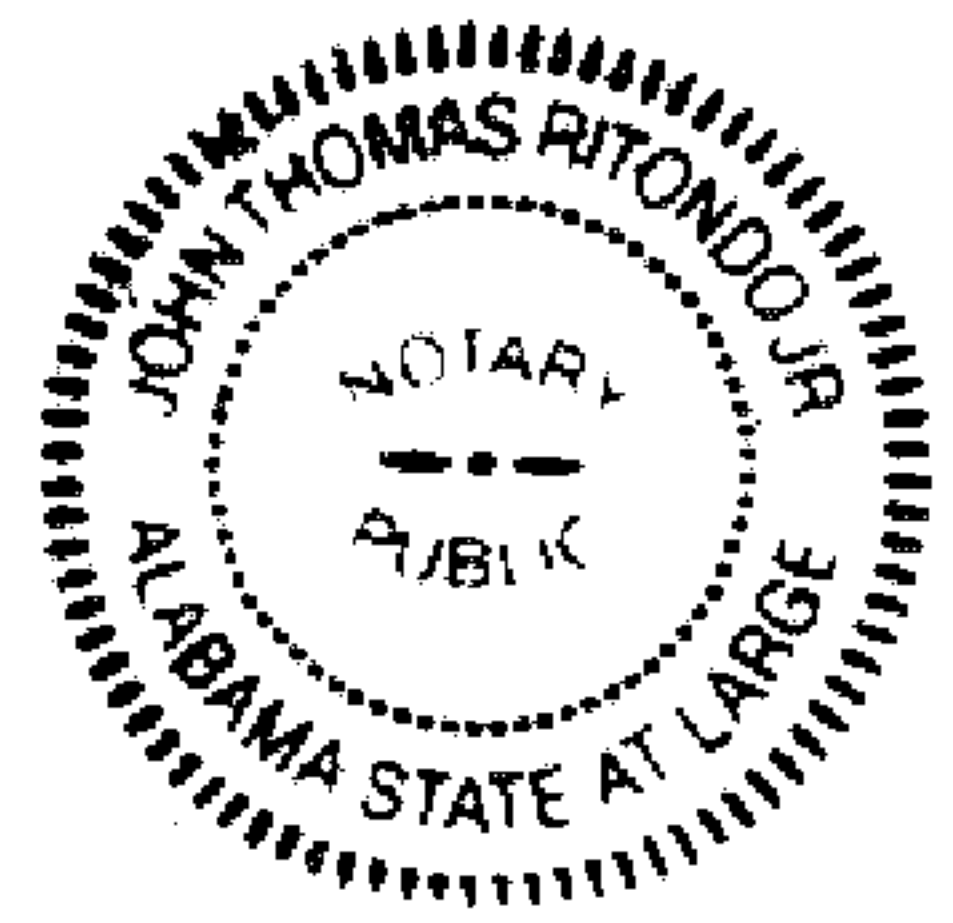
STATE OF ALABAMA
COUNTY OF Stuckey

I, the undersigned, a Notary Public in and for said County, in said State, hereby certify that Miles Sharp and Lena Sharp 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 on this 13th day of March, 2023.

[Signature]
Notary Public
My commission expires:

John Thomas Ritondo, Jr.
Notary Public, Alabama State At Large
My Commission Expires August 29, 2023



Real Estate Sales Validation Form

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

Grantor's Name	Miles Sharp and Lena Sharp	Grantee's Name	Megan Leigh Siddens Doggett and Lewis Carpenter Doggett, IV
Mailing Address	1008 Dunnavant Place Birmingham, AL 35242	Mailing Address	502 Forest Lakes Dr. Sterrett, AL 35147
Property Address	502 Forest Lakes Dr. Sterrett, AL 35147	Date of Sale	March 13, 2023
		Total Purchase Price	\$380,000.00
		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)

<input type="checkbox"/> Bill of Sale	<input type="checkbox"/> Appraisal
<input type="checkbox"/> Sales Contract	<input type="checkbox"/> Other: _____
<input checked="" 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 - Miles Sharp and Lena Sharp, 1008 Dunnavant Place, Birmingham, AL 35242.

Grantee's name and mailing address - Megan Leigh Siddens Doggett and Lewis Carpenter Doggett, IV, 502 Forest Lakes Dr., Sterrett, AL 35147.

Property address - 502 Forest Lakes Dr., Sterrett, AL 35147

Date of Sale - March 13, 2023.

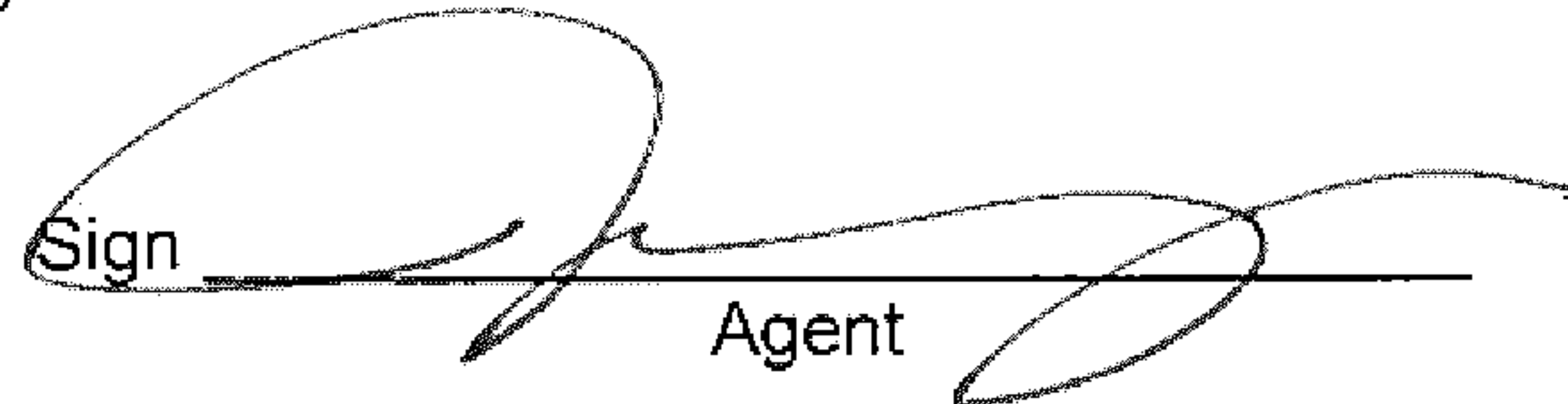
Total purchase price - The total amount paid for the purchase of the property, both real and personal, being conveyed by the instrument offered for record.

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 with 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: March 13, 2023

Sign  Agent



Filed and Recorded
Official Public Records
Judge of Probate, Shelby County Alabama, County
Clerk
Shelby County, AL
03/14/2023 09:30:48 AM
\$409.00 PAYGE
20230314000069580

Allie S. Beal