

This instrument was prepared by: Clayton T. Sweeney, Attorney 2700 Highway 280 East, Suite 160 Birmingham, AL 35223		Send Tax Notice To: Nassib Sukar 2113 Riverine Oaks Place Hoover, AL 35244
---	--	---

STATE OF ALABAMA )  
COUNTY OF SHELBY )

PERSONAL REPRESENTATIVE'S DEED

**KNOW ALL MEN BY THESE PRESENTS:** That Whereas, **Asma Durkshli Sukar**, died on November 6, 2022, leaving a valid Last Will and Testament which was admitted to probate in the Probate Court of Shelby County, Alabama, on May 25, 2023, in the matter of the **Estate of Asma Durkshli Sukar, deceased, Shelby County, Alabama Case No. PR-2023-000507**, and

**WHEREAS**, **Nassib Sukar** was appointed as Personal Representative of the Last Will and Testament of **Asma Durkshli Sukar**, deceased, and was granted Letters Testamentary by the Probate Judge of Shelby County, Alabama, on May 25, 2023, and has duly qualified as said Personal Representative and is now acting in the capacity of said Personal Representative, and

**WHEREAS**, the said Last Will and Testament of **Asma Durkshli Sukar, deceased**, grants the power to sell and convey by the said Personal Representative, and

**NOW, THEREFOR, IN CONSIDERATION OF THE PREMISES**, and the sum of **Ten and 00/100 (\$10.00)**, and other good and valuable consideration, and according to the Last Will and Testament of Asma Durkshli Sukar, dated July 1, 2019, this day in hand paid to the undersigned, **Nassib Sukar as Personal Representative of The Estate of Asma Durkshli Sukar, deceased, Shelby County, Alabama Case No. PR-2023-000507**, joined herein by all of the heirs at law of Asma Durkshli Suker; **Nassib Sukar, a married man, Clint K. Sukar, a married man, and Sahar S. Sukar a/k/a Sahar Sukar Bayazid, a married woman and Nahla Sukkar, as Personal Representative of the Estate of Sam Oussama Sukkar, deceased, Shelby County, Alabama Case No. PR-2023-000403, Nahla Sukkar, an unmarried woman, Farah Sukkar, an unmarried woman, Layla Sukkar Lallone, a married woman and Rami Mohamud Sukkar, an unmarried man** (hereinafter referred to as **GRANTORS**), in hand paid by the **GRANTEE** herein, the receipt whereof is hereby acknowledged, the **GRANTORS** does hereby give, grant, bargain, sell and convey unto the **GRANTEE, Nassib Sukar** (hereinafter referred to as **GRANTEES**), his heirs and assigns, the following described Real Estate, lying and being in the County of **Shelby**, State of Alabama, to-wit:

Lot 3302, according to the Survey of Riverchase Country Club, 33<sup>rd</sup> Addition, as recorded in Map Book 16, Page 112, in the Probate Office of Shelby County, Alabama; being situated in Shelby County, Alabama. Mineral and mining rights excepted.

Subject To:

1. Ad valorem taxes for 2023 and subsequent years not yet due and payable until October 1, 2023.
2. Existing covenants and restrictions, easements, building lines and limitations of record.

The property conveyed herein does not constitute the homestead of any of the grantors nor that of their respective spouse. Title information was not requested nor given. Legal description was provided by the Grantors. Asma Durkshli Sukar was a widow at the time of her death.

Asma Sukar is the surviving grantee in that certain deed recorded in Inst. #1993-11187, in the Probate Office of Shelby County, Alabama. The other grantee, Ahmad R. Sukar, having died on or about August 29, 1998. The Grantors herein constitute all of the heirs at law of Asma Sukar as set out in the Petition of Will for Probate filed in Shelby County, Alabama Probate Case No. PR-2023-000507. Asma Sukar is one and the same person as Asma Durkshli Sukar.

**TO HAVE AND TO HOLD**, the tract or parcel of land above described together with all and singular the rights, privileges, tenements, appurtenances, and improvements unto the said **GRANTEE**, his heirs and assigns, in fee simple, forever.



AND SAID GRANTORS, for said GRANTORS, GRANTORS' heirs, successors, executors and administrators, covenants with GRANTEE, and with GRANTEE'S heirs and assigns, that GRANTORS are lawfully seized in fee simple of the said Real Estate; that said Real Estate is free and clear from all Liens and Encumbrances, except as hereinabove set forth, and except for taxes due for the current and subsequent years, and except for any Restrictions pertaining to the Real Estate of record in the Probate Office of said County; and that GRANTORS will, and GRANTORS' heirs, successors, executors and administrators shall, warrant and defend the same to said GRANTEE, and GRANTEE'S heirs and assigns, forever against the lawful claims of all persons.

IN WITNESS WHEREOF, said GRANTOR has by and through its duly authorized Personal Representative hereunto set their hand and seal this the 11 day of July, 2023.

Nassib Sukar as Personal  
Representative of The Estate of Asma Durkshli Sukar,  
Deceased, Shelby County, Alabama Case No. PR-2023-000507

Nassib Sukar  
By: Nassib Sukkar  
Its: Personal Representative

STATE OF ALABAMA)

COUNTY OF Jefferson

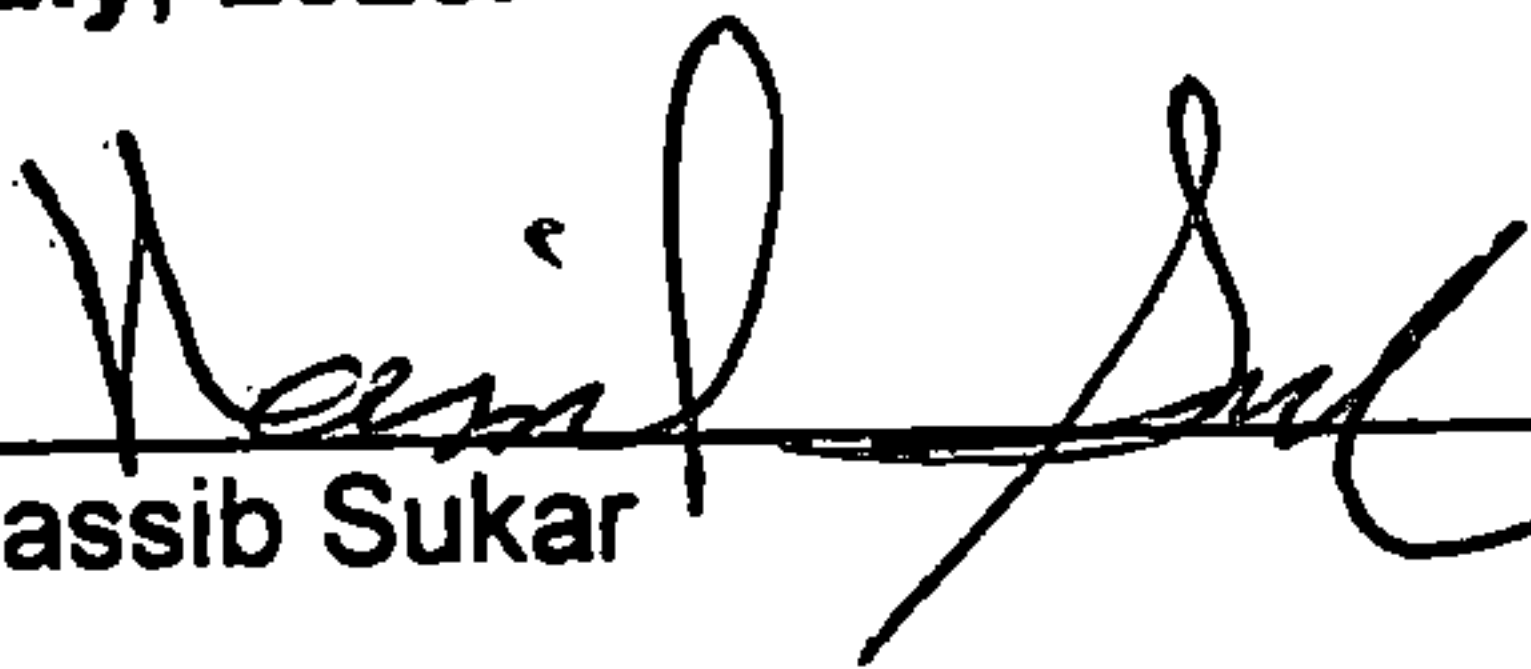
Layla S. Lallone  
Notary Public, Alabama State At Large  
My Commission Expires 23 Nov. 2024

I, the undersigned, a Notary Public, in ~~and for said County and State~~, hereby certify that Nassib Sukar, whose name as Personal Representative of The Estate of Asma Durkshli Sukar, deceased, Shelby County, Alabama Case No. PR-2023-000507, is signed to the foregoing Instrument and who is known to me, acknowledged before me on this day that, being informed of the contents of the Instrument, he, in his capacity as such Personal Representative and with full authority executed the same voluntarily on the day the same bears date for said Estate.

IN WITNESS WHEREOF, I have hereunto set my hand and seal this the 11<sup>th</sup> day of July, 2023.

Layla S. Lallone  
NOTARY PUBLIC  
My Commission Expires: 23 November 2024

IN WITNESS WHEREOF, said GRANTOR has hereunto set his hand and seal this the 11 day of July, 2023.

  
Nassib Sukar

STATE OF ALABAMA

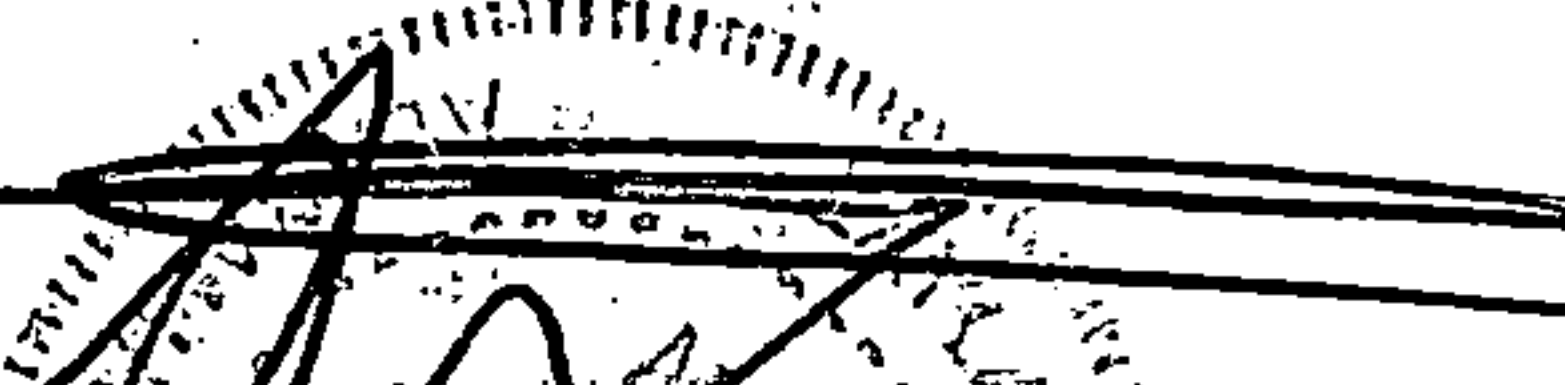

COUNTY OF Jefferson

)  
:  
)

Layla S. Lallone  
Notary Public, Alabama State At Large  
My Commission Expires 23 Nov. 2024

I, the undersigned, a Notary Public, in and for said County and State, hereby certify that Nassib Sukar, a married man, 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 Instrument, he executed the same voluntarily on the day the same bears date.

IN WITNESS WHEREOF, I have hereunto set my hand and seal this the 11<sup>th</sup> day of July, 2023.

  
  
My Commission Expires: 23 November 2024

IN WITNESS WHEREOF, said GRANTOR has hereunto set his hand and seal this the 11 day of July, 2023.

Clint K. Sukar  
Clint K. Sukar

STATE OF ALABAMA )  
COUNTY OF Jefferson )

Layla S. Lallone  
Notary Public, Alabama State At Large  
My Commission Expires 23 Nov. 2024

I, the undersigned, a Notary Public, in and for said County and State, hereby certify that Clint K. Sukar, a married man, 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 Instrument, he executed the same voluntarily on the day the same bears date.

IN WITNESS WHEREOF, I have hereunto set my hand and seal this the 11th day of July, 2023.

Layla S. Lallone  
NOTARY PUBLIC  
My Commission Expires: 23 November 2024





20230929000292190 5/11 \$63.00  
Shelby Cnty Judge of Probate, AL  
09/29/2023 12:55:30 PM FILED/CERT

IN WITNESS WHEREOF, said GRANTOR has hereunto set her hand and seal this the \_\_\_\_ day of  
July, 2023.

Sahar Bayazid  
Sahar S. Sukar a/k/a Sahar Sukar Bayazid

STATE OF ILLINOIS )  
COUNTY OF LAKE )

I, the undersigned, a Notary Public, in and for said County and State, hereby certify that Sahar S. Sukar a/k/a Sahar Sukar Bayazid, a married woman, 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 Instrument, she executed the same voluntarily on the day the same bears date.

IN WITNESS WHEREOF, I have hereunto set my hand and seal this the 18 day of July, 2023.

[Signature]  
NOTARY PUBLIC  
My Commission Expires:





20230929000292190 6/11 \$63.00  
Shelby Cnty Judge of Probate, AL  
09/29/2023 12:55:30 PM FILED/CERT

IN WITNESS WHEREOF, said GRANTOR has hereunto set her hand and seal this the 11 day of July, 2023.

  
\_\_\_\_\_  
Nahla Sukkar

STATE OF ALABAMA

COUNTY OF Jefferson

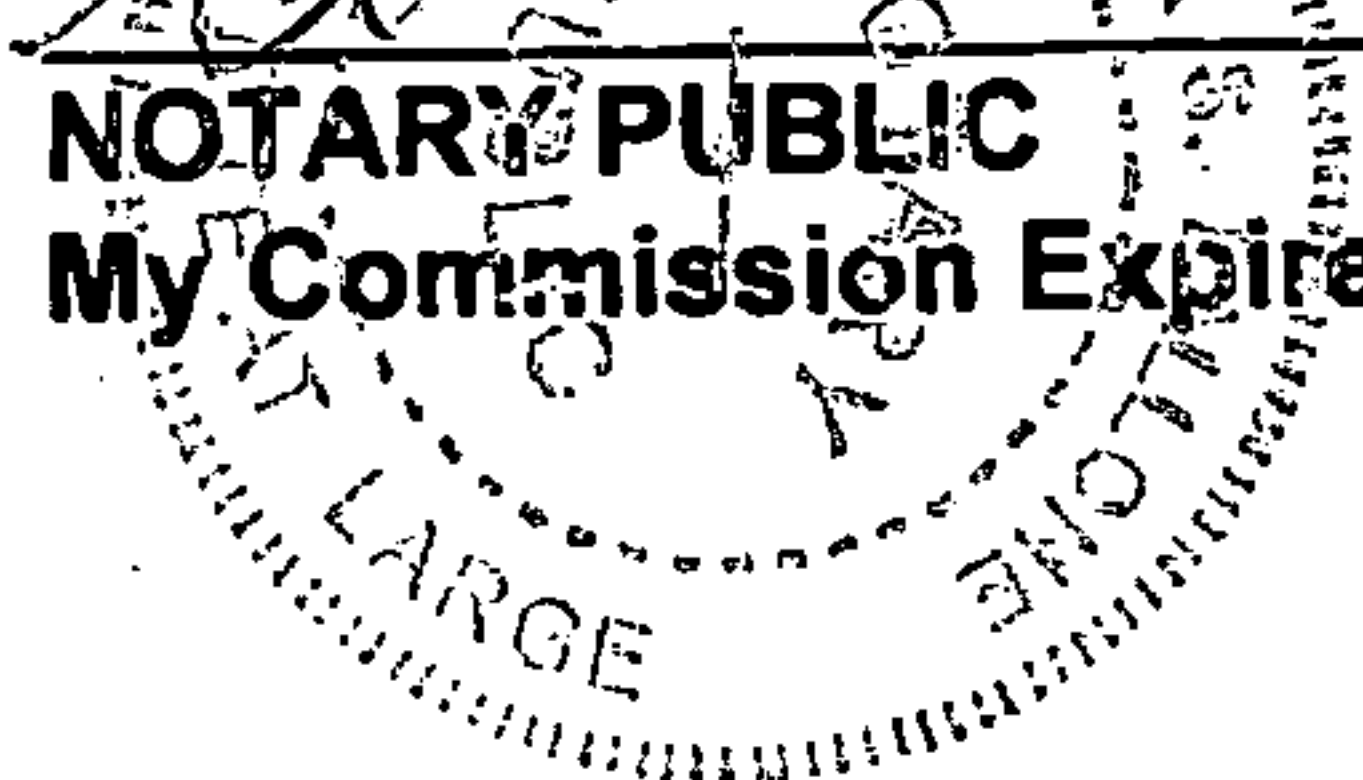
)  
:  
)  
Layla S. Lallone  
Notary Public, Alabama State At Large  
My Commission Expires 23 Nov. 2024

I, the undersigned, a Notary Public, in and for said County and State, hereby certify that Nahla Sukkar, an unmarried woman, 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 instrument, she executed the same voluntarily on the day the same bears date.

IN WITNESS WHEREOF, I have hereunto set my hand and seal this the 11th day of July, 2023.

  
\_\_\_\_\_  
NOTARY PUBLIC

My Commission Expires: 23 November 2024





20230929000292190 7/11 \$63.00  
Shelby Cnty Judge of Probate, AL  
09/29/2023 12:55:30 PM FILED/CERT

IN WITNESS WHEREOF, said GRANTOR has by and through its duly authorized Personal Representative hereunto set their hand and seal this the 11 day of July, 2023.

Nahla Sukkar as Personal Representative of The  
Estate of Asma Durkshli Sukar, deceased,  
Shelby County, Alabama Case No. PR-2023-000403

By: Nahla Sukkar  
Its: Personal Representative

STATE OF ALABAMA)

COUNTY OF Jefferson)

Layla S. Lallone  
Notary Public, Alabama State At Large  
My Commission Expires 23 Nov. 2024

I, the undersigned, a Notary Public in said County and for said State, hereby certify, Shelby County, Alabama Case No. PR-2023-000403 is signed to the foregoing Instrument and who is known to me, acknowledged before me on this day that, being informed of the contents of the Instrument, she, in her capacity as such Personal Representative and with full authority executed the same voluntarily on the day the same bears date for said Estate.

IN WITNESS WHEREOF, I have hereunto set my hand and seal this the 11<sup>th</sup> day of July, 2023.

NOTARY PUBLIC

My Commission Expires: 23 November 2024

IN WITNESS WHEREOF, said GRANTOR has hereunto set her hand and seal this the 11 day of July, 2023.

  
\_\_\_\_\_  
Farah Sukkar

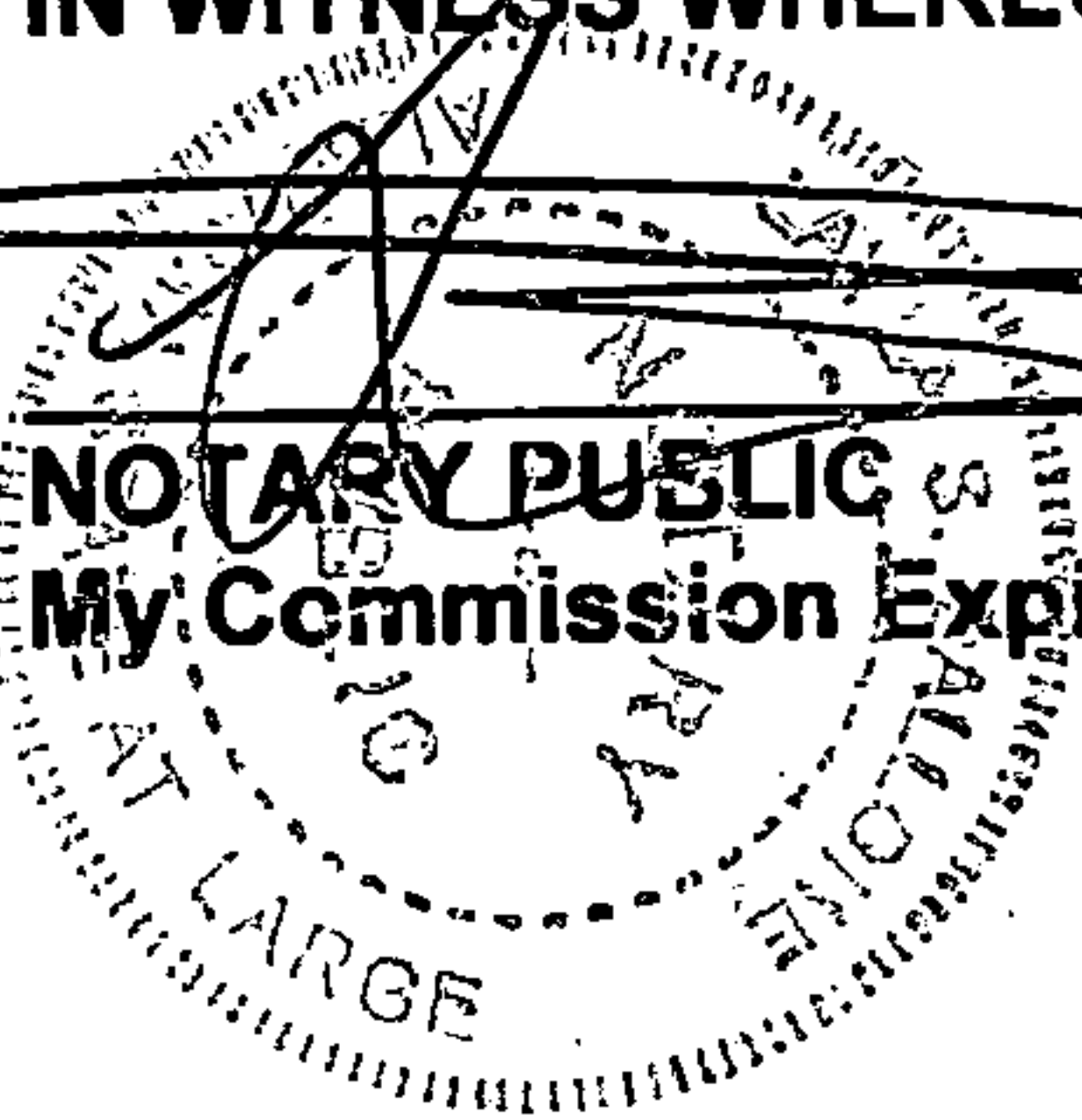
STATE OF ALABAMA

COUNTY OF Jefferson

)  
:  
)  
Layla S. Lallone  
Notary Public, Alabama State At Large  
My Commission Expires 23 Nov. 2024

I, the undersigned, a Notary Public, in and for said County and State, hereby certify that Farah Sukkar, an unmarried woman, 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 Instrument, she executed the same voluntarily on the day the same bears date.

IN WITNESS WHEREOF, I have hereunto set my hand and seal this the 11 day of July, 2023.

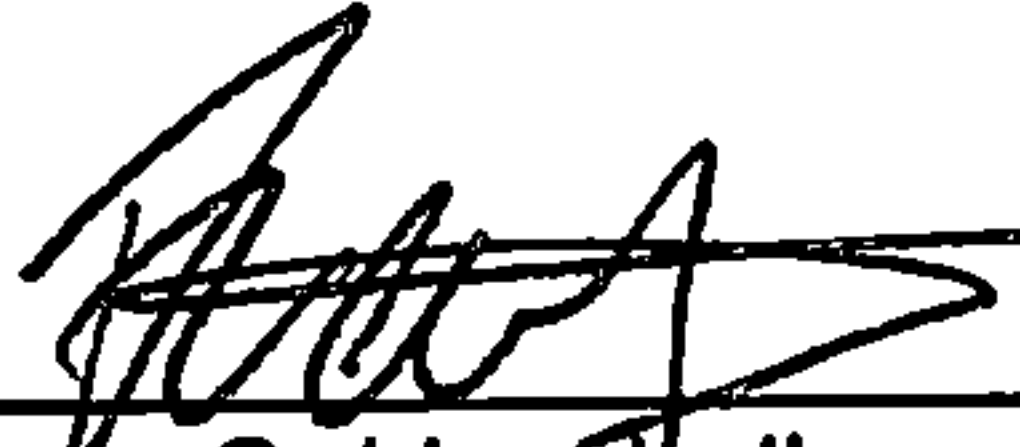
  
NOTARY PUBLIC  
My Commission Expires: 23 November 2024





20230929000292190 9/11 \$63.00  
Shelby Cnty Judge of Probate, AL  
09/29/2023 12:55:30 PM FILED/CERT

IN WITNESS WHEREOF, said GRANTOR has hereunto set her hand and seal this the 20 day of July, 2023.

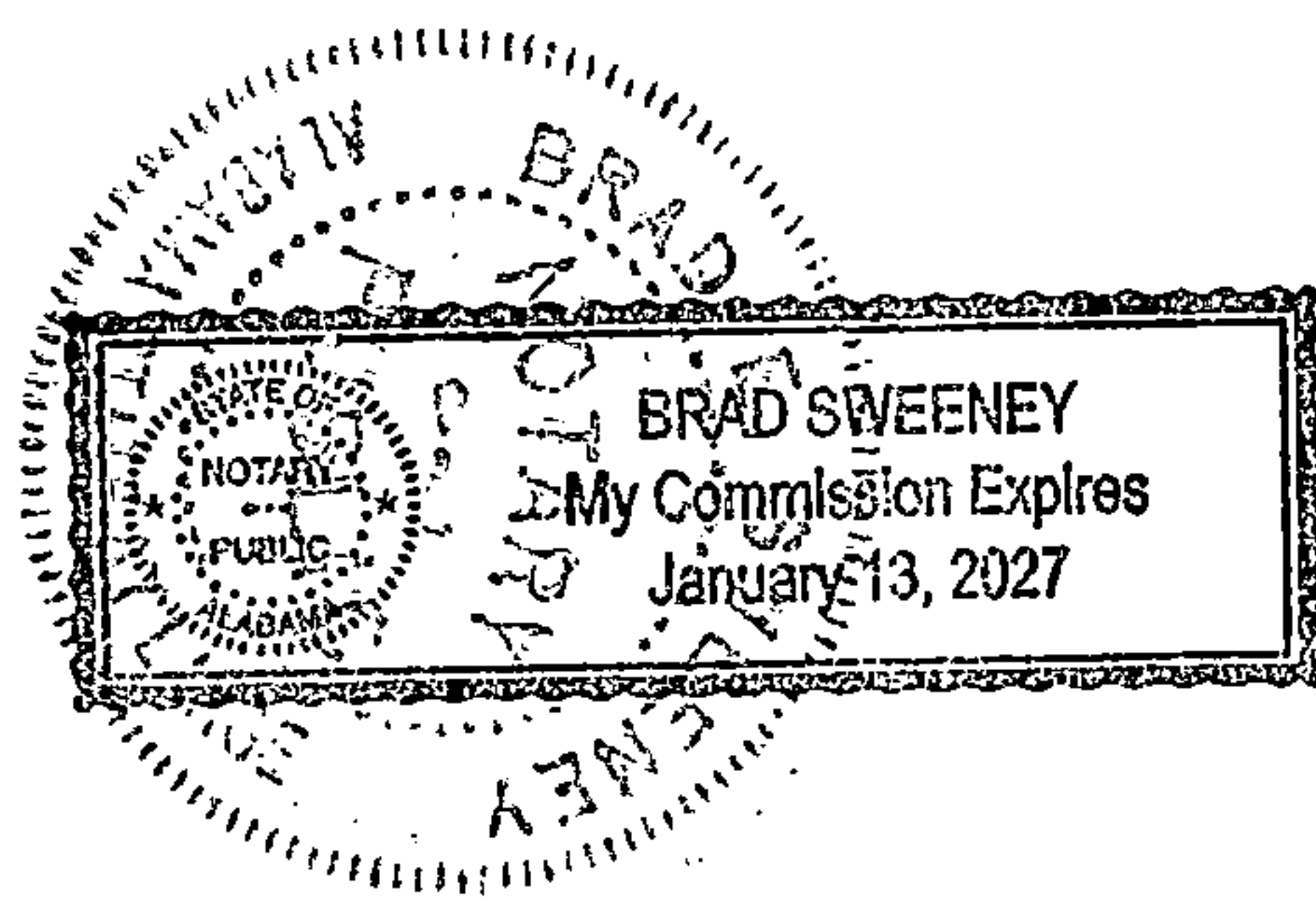
  
\_\_\_\_\_  
Layla Sukkar Lallone

STATE OF ALABAMA )  
COUNTY OF SHELBY )

I, the undersigned, a Notary Public, in and for said County and State, hereby certify that Layla Sukkar Lallone, a married woman, 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 Instrument, she executed the same voluntarily on the day the same bears date.

IN WITNESS WHEREOF, I have hereunto set my hand and seal this the 20<sup>th</sup> day of July, 2023.

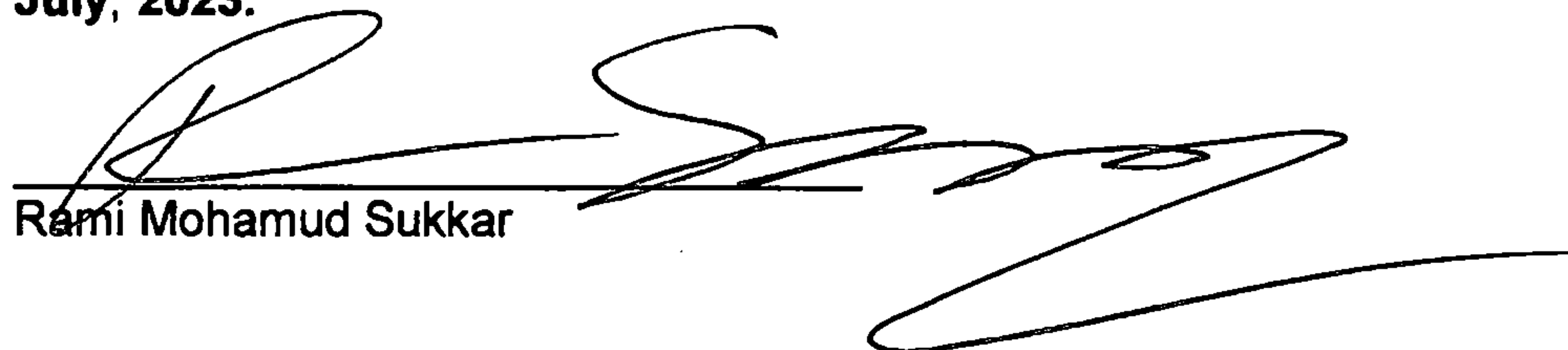
  
\_\_\_\_\_  
NOTARY PUBLIC  
My Commission Expires: 01/13/2027





20230929000292190 10/11 \$63.00  
Shelby Cnty Judge of Probate, AL  
09/29/2023 12:55:30 PM FILED/CERT

IN WITNESS WHEREOF, said GRANTOR has hereunto set his hand and seal this the 11 day of July, 2023.

  
Rami Mohamud Sukkar

STATE OF ALABAMA

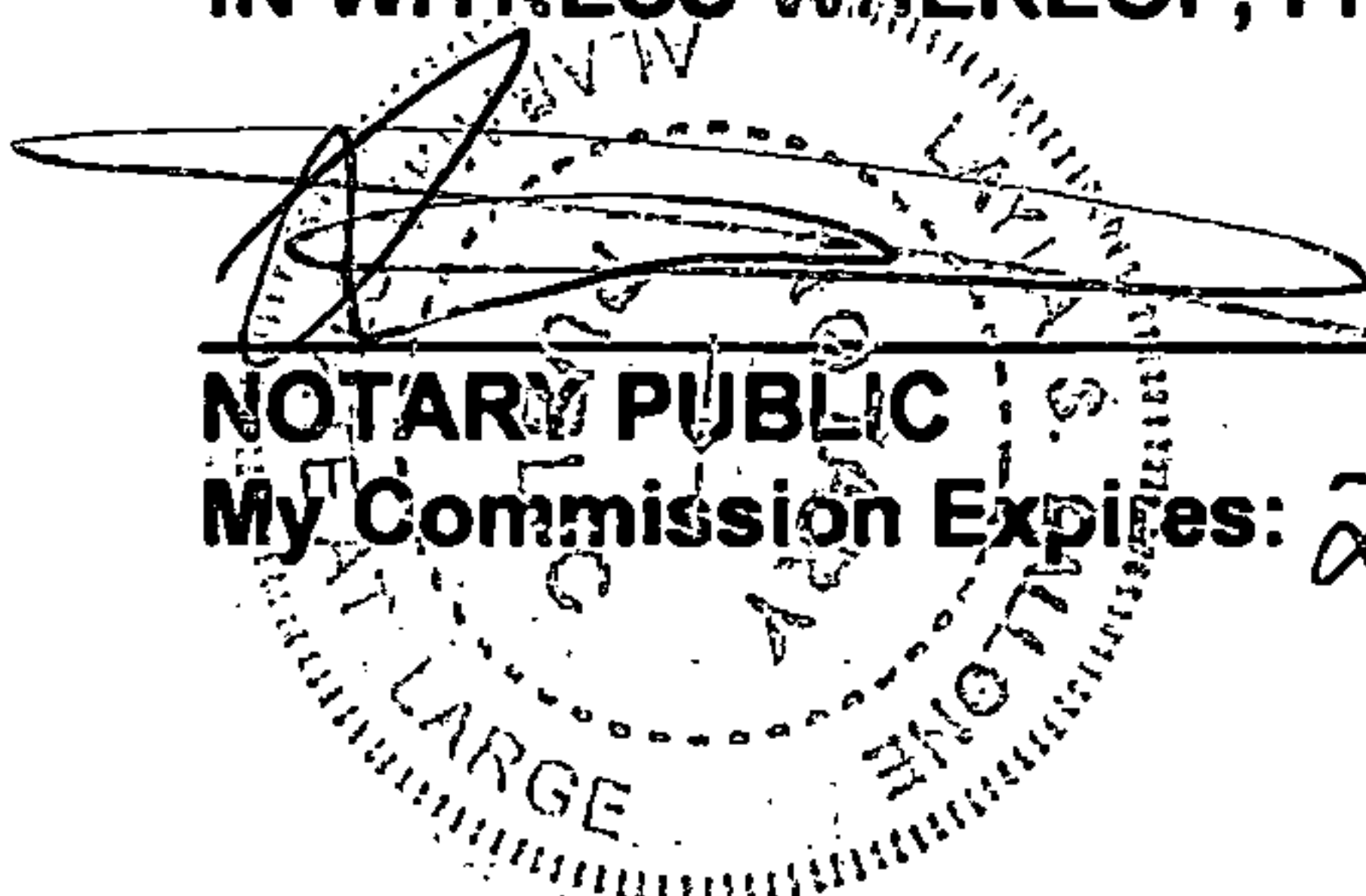
COUNTY OF Jefferson

)  
:  
)

Layla S. Lallone  
Notary Public, Alabama State At Large  
My Commission Expires 23 Nov. 2024

I, the undersigned, a Notary Public, in and for said County and State, hereby certify that Rami Mohamud Sukkar, an unmarried man, 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 Instrument, he executed the same voluntarily on the day the same bears date.

IN WITNESS WHEREOF, I have hereunto set my hand and seal this the 11<sup>th</sup> day of July, 2023.

  
NOTARY PUBLIC  
My Commission Expires: 23 November 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 Nassib Sukar, Personal  
Representative of the Estate of Asma  
Durkshli Sukar, deceased, Shelby  
County Probate Case #PR-2023-  
000507

Mailing Address 2113 Riverine Oaks Place  
Hoover, AL 35244

Property Address 2102 Baneberry Drive  
Hoover, AL 35244

Grantee's Name Nassib Sukar

Mailing Address 2113 Riverine Oaks Place  
Hoover, AL 35244

Date of Sale September 27, 2019



20230929000292190 11/11 \$63.00  
Shelby Cnty Judge of Probate, AL  
09/29/2023 12:55:30 PM FILED/CERT

Total Purchase Price \$

or

Actual Value \$

or

Assessor's Market Value \$ 461,300.00

Note: No Tax to be  
collected on Personal  
Representative's Deed

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/ Assessor's Appraised Value  
☐ Other - property tax redemption

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

Print Clayton T. Sweeney, Attorney At Law

Unattested

(verified by)

Sign

(Grantor/Grantee/Owner/Agent) circle one