

Grantor's Name:

Tara Queen (formerly Tate)
1605 Wingfield Drive
Birmingham, AL 35242

Grantees Name:

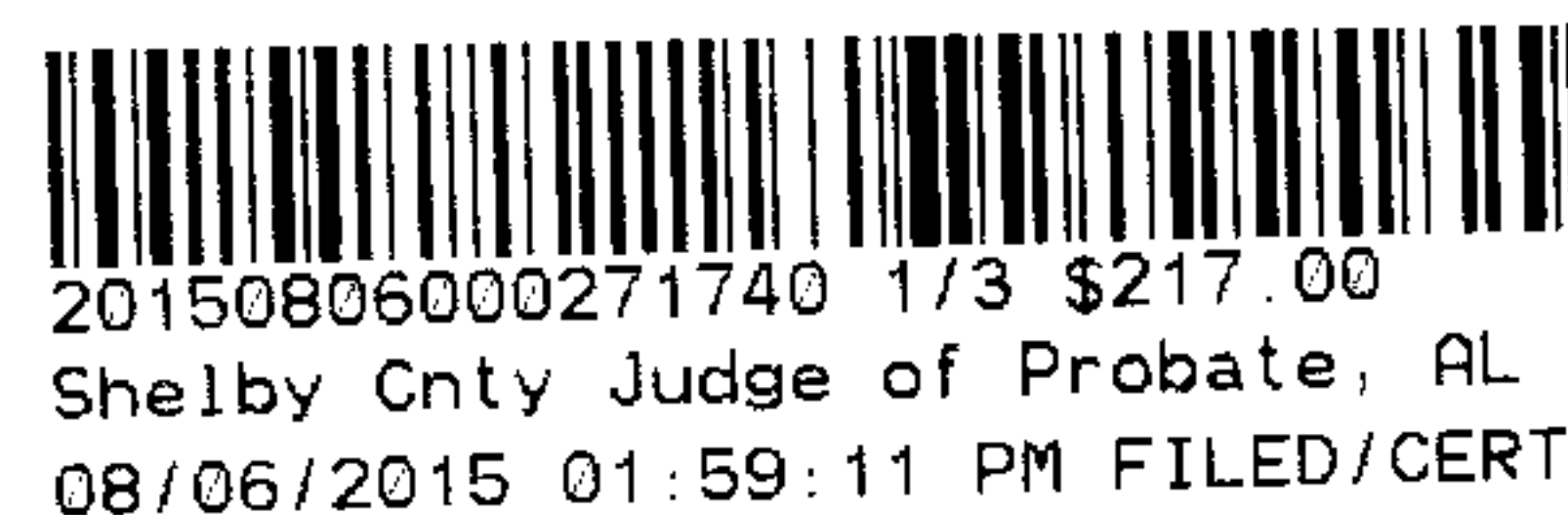
James B. Tate
1605 Wingfield Drive
Birmingham, AL 35242

Date of Final Judgment of Divorce:

July 29, 2015

Current value:

\$425,000.00



This instrument was prepared by:

Michael A. Anderson, LLC
1904 Cogswell Avenue
Pell City, AL 35125

Send Tax Notice to Grantee:

James B. Tate
1605 Wingfield Drive
Birmingham, AL 35242

QUIT CLAIM DEED

**STATE OF ALABAMA
SHELBY COUNTY**

KNOW ALL MEN BY THESE PRESENTS, that for and in consideration of the sum of Ten Dollars (\$10.00) and other good and valuable consideration to the undersigned Grantor, Tara Queen (formerly Tate), a single woman formerly married to James B. Tate, the receipt of which is hereby acknowledged, that said Grantor does by these presents, remise, release, quit claim, grant, sell, and convey unto James B. Tate, a single man formerly married to Tara Queen (formerly Tate), the following described real estate, situated in Shelby County, Alabama, pursuant to the Final Order in the matter of DR 2015-900406 to-wit:

Lot 823, according to the Survey of Brook Highland, an Eddleman Community 8th Sector 2nd Phase, as recorded in Map Book 16, Page 96, in the Probate Office of Shelby County, ALABAMA.

Shelby County, AL 08/06/2015
State of Alabama
Deed Tax: \$197.00

Subject to current taxes, easements, restrictions, mineral and mining rights and rights of way of record.

Said deed was prepared without the benefit of title binder or other title information and the legal description was furnished by the Grantor.


Said property is located at 1605 Wingfield Drive, Birmingham, Alabama 35242.

TO HAVE AND TO HOLD to said **GRANTEE** forever.

Given under my hand and seal, this 30 day of July, 2015.



20150806000271740 2/3 \$217.00
Shelby Cnty Judge of Probate, AL
08/06/2015 01:59:11 PM FILED/CERT

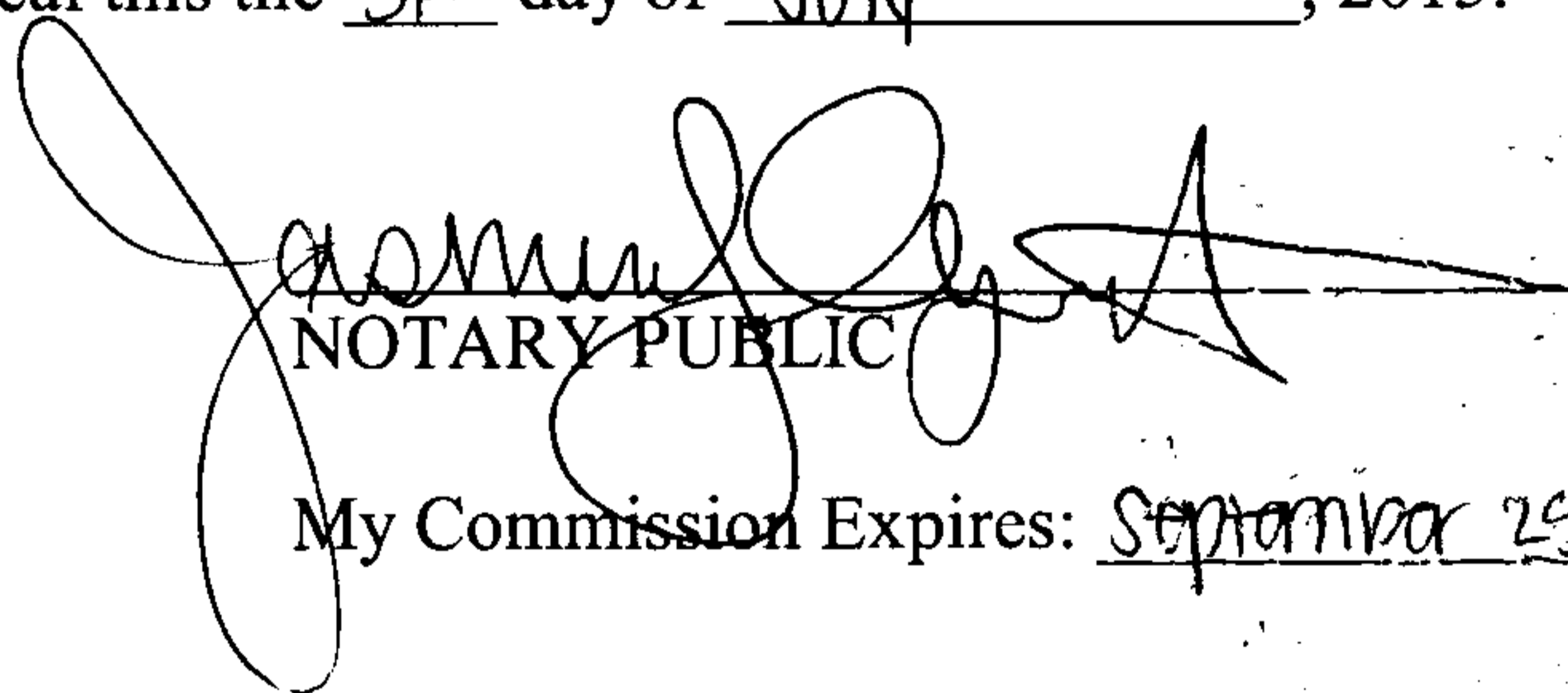


Tara Queen (formerly Tate), Grantor

STATE OF ALABAMA
COUNTY OF SHELBY

I, the undersigned, a Notary Public in and for said County, in said State, hereby certify that Tara Queen (formerly Tate), a single woman formerly married to James B. Tate, signed 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 executed the same voluntarily.

Given under my hand and official seal this the 30th day of July, 2015.


NOTARY PUBLIC
My Commission Expires: September 25, 2017

Real Estate Sales Validation Form

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

Grantor's Name Tara Queen
Mailing Address 1605 Wingfield Dr
Birmingham AL
35242

Grantee's Name James Tate
Mailing Address 1605 Wingfield Dr
Birmingham AL
35242

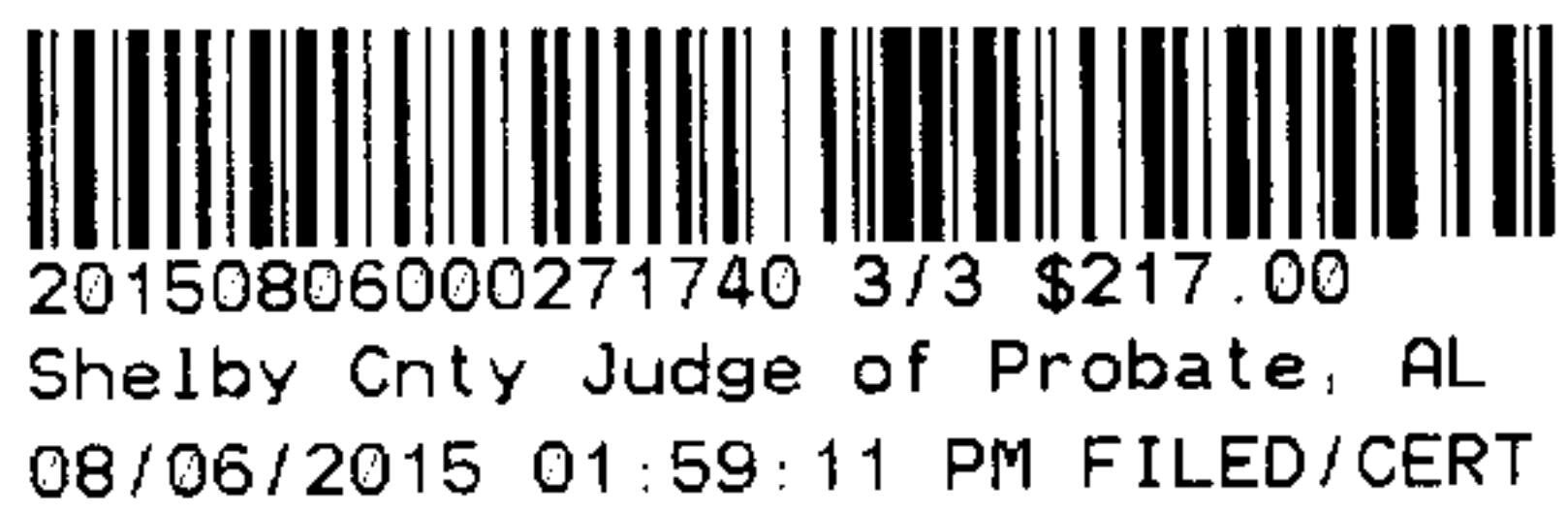
Property Address _____

Date of Sale _____
Total Purchase Price \$ _____
or
Actual Value \$ _____
or
Assessor's Market Value \$ 393,710 / 1/2 interest

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) 196,855

Bill of Sale
 Sales Contract
 Closing Statement

Appraisal
 Other



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 8-2-15

Unattested _____
(verified by)

Print _____
Sign [Signature]
(Grantor/Grantee/Owner/Agent) circle one