

Value: \$140,000

STATE OF ALABAMA )  
 )  
SHELBY COUNTY )

**QUITCLAIM DEED**

KNOW ALL MEN BY THESE PRESENTS, That for and in consideration of the sum of Ten Dollars and 00/100 (\$10.00) and other good and valuable consideration in hand paid to Deborah D. Pardo (hereinafter called the Grantor), the receipt whereof is hereby acknowledged, the Grantor, Deborah D. Pardo, a single woman, hereby RELEASES, QUITCLAIMS, GRANTS, SELLS, AND CONVEYS to Rebecca Rose Pardo, a single woman (hereinafter called the Grantee), all of the Grantor's rights, titles, interests, and claims in or to the following described real estate, situated in Shelby County, Alabama, to-wit;

263 Warwick Lane, Alabaster, Alabama 35007 Weatherly <sup>SP</sup>  
Lot 197, according to the Amended Map, Phase II, ~~Weatherly~~ Warwick Village, Sector 17, as recorded in Map Book 22, Page 67, in the Probate Office of Shelby County, Alabama

TO HAVE AND TO HOLD to said GRANTEE forever.

Given under my hand and seal, this the 30<sup>th</sup> day of Sept, 2015.

Deborah D. Pardo  
Grantor

STATE OF ALABAMA )  
 )  
<sup>Jefferson</sup>  
SHELBY COUNTY )

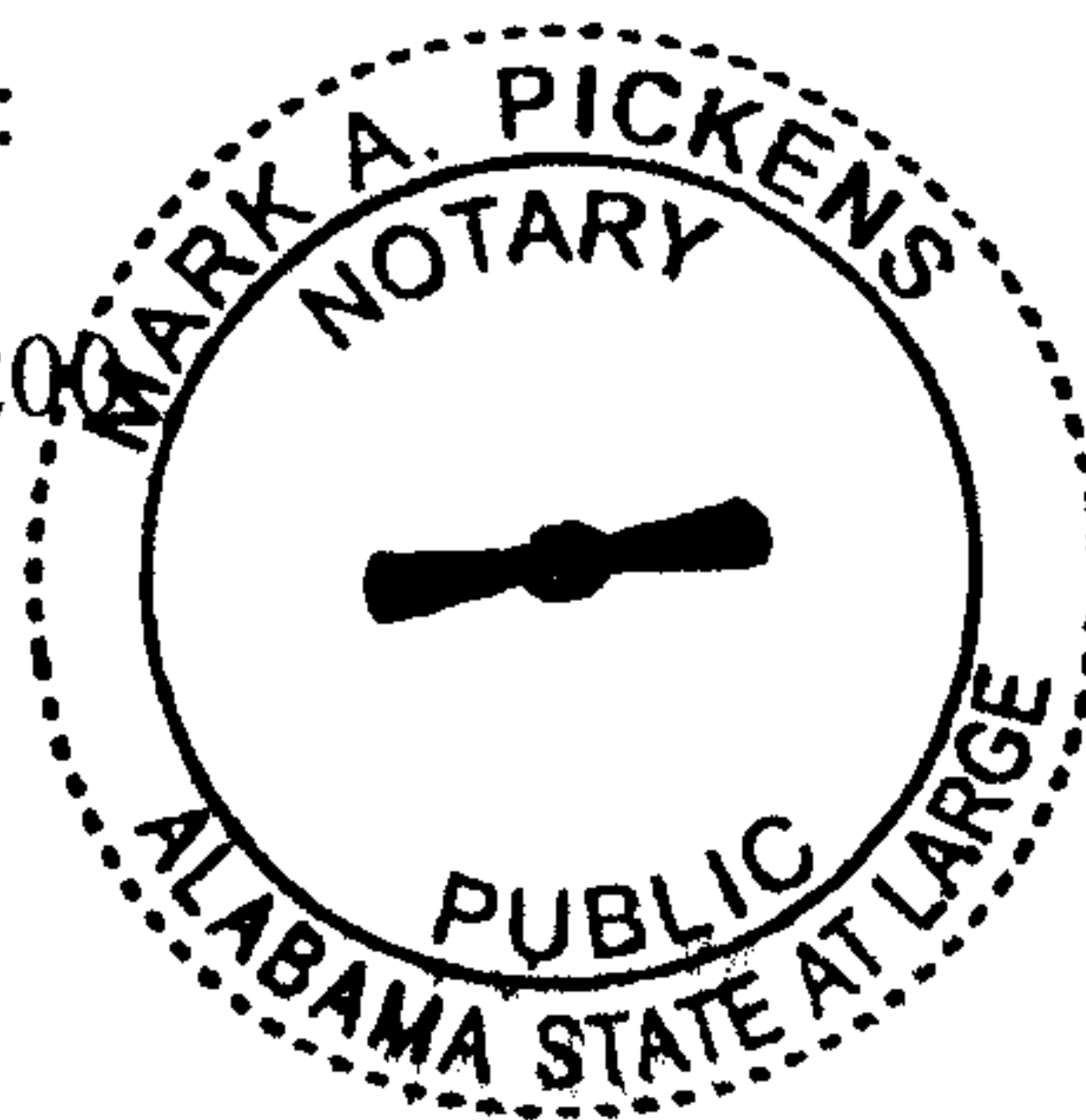
**ACKNOWLEDGMENT**

I, Mark A. Pickens, a Notary Public in and for said County, in said State, hereby certify that Deborah D. Pardo, whose name are signed to the foregoing conveyance, and who is known to me, acknowledged before me on this date, being informed of the contents of the conveyance she executed the same voluntarily on the day the same bears date.


Given under my hand and official seal this 30<sup>th</sup> day of Sept, 2015.

Mark A. Pickens  
Notary Public  
My Commission Expired 3-10-2017

THIS INSTRUMENT PREPARED BY:  
Kristi A. Dowdy, Esq.  
300 N. Richard Arrington Blvd., Suite 200  
Birmingham, Alabama 35203  
(205) 252-1146



Shelby County, AL 10/02/2015  
State of Alabama  
Deed Tax: \$140.00

  
20151002000345750 1/2 \$157.00  
Shelby Cnty Judge of Probate, AL  
10/02/2015 11:44:05 AM FILED/CERT

Real Estate Sales Validation Form

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

Grantor's Name Deborah D. Pardo  
Mailing Address \_\_\_\_\_

Grantee's Name Rebecca Rose Pardo  
Mailing Address 263 Warwick Lane  
Albaster AL 35007

Property Address 263 Warwick Lane  
Albaster AL 35007

Date of Sale \_\_\_\_\_

Total Purchase Price \$ \_\_\_\_\_

or  
Actual Value \$ 140,000

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
- 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 9/30/15

Print Deborah D. Pardo

Unattested \_\_\_\_\_

Sign Deborah D. Pardo

(verified by)

(Grantor/Grantee/Owner/Agent) circle one

Form RT-1



20151002000345750 2/2 \$157.00  
Shelby Cnty Judge of Probate, AL  
10/02/2015 11:44:05 AM FILED/CERT