

THIS INSTRUMENT WAS PREPARED BY:
Hayes D. Brown
Attorney at Law
P.O. Box 530243
Birmingham, Alabama 35253

SEND TAX NOTICE TO:
Rebecca Criswell
206 Fallston Road
Helena, AL 35243

QUIT CLAIM DEED

STATE OF ALABAMA)

COUNTY OF SHELBY)

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 in hand paid to the undersigned, the receipt whereof is hereby acknowledged, the undersigned Justin O. Criswell, a married man and Rebecca R. Criswell a married woman hereby remises, releases, quit claims, grants, sells and conveys to Rebecca R. Criswell, (hereinafter called Grantee), all their right, title, interest and claim in or to the following described real estate, situated in Shelby County, Alabama, to-wit:

See attached Exhibit A

TO HAVE AND TO HOLD to said Grantee forever.

Given under my hand and seal this 9th day of November, 2015.

WITNESS

Justin O. Criswell
Justin O. Criswell

WITNESS

Rebecca R. Criswell
Rebecca R. Criswell


STATE OF ALABAMA)
COUNTY OF JEFFERSON)

I, Elaine W. Mitchell, a Notary Public in and for said County in said State, hereby certify that Justin O. Criswell, an married man whose name 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 said instrument, he executed the same voluntarily on the day the same bears date.

Given under my hand and seal this the 9th day of November, 2015.

Elaine W. Mitchell
NOTARY PUBLIC

My Commission Expires: 7-17-2016


20160111000009970 1/4 \$70.00
Shelby Cnty Judge of Probate, AL
01/11/2016 11:23:53 AM FILED/CERT

Shelby County, AL 01/11/2016
State of Alabama
Deed Tax: \$47.00


STATE OF ALABAMA)
COUNTY OF JEFFERSON)

I, Elaine W. Mitchell, a Notary Public in and for said County in said State, hereby certify that Rebecca R. Criswell, an married woman whose name 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 said instrument, he executed the same voluntarily on the day the same bears date.

Given under my hand and seal this the 9th day of November, 2015.

Elaine W. Mitchell
NOTARY PUBLIC

My Commission Expires: 7-17-2016


20160111000009970 2/4 \$70.00
Shelby Cnty Judge of Probate, AL
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LEGAL DESCRIPTION RIDER

A PARCEL OF LAND LOCATED WITHIN THE NORTHEAST QUARTER (NE 1/4) OF THE NORTHEAST QUARTER (NE 1/4) OF SECTION 21, TOWNSHIP 20 SOUTH, RANGE 3 WEST, SITUATED IN SHELBY COUNTY, ALABAMA, MORE PARTICULARLY DESCRIBED AS FOLLOWS: COMMENCE AT THE NORTHEAST CORNER OF SAID FORTY ACRES AND RUN SOUTH ALONG THE EAST LINE OF SAID FORTY A DISTANCE OF 722.68 FEET; THENCE TURN AN ANGLE TO THE RIGHT OF 91 DEGREES 09 AND RUN WESTERLY FOR 75.0 FEET TO POINT OF BEGINNING OF TRACT HEREIN DESCRIBED; THENCE CONTINUE IN SAME DIRECTION 136.33 FEET; THENCE TURN AN ANGLE OF 85 DEGREES 50' TO THE LEFT AND 151.25 FEET; THENCE TURN AN ANGLE OF 82 DEGREES 44 1/2' LEFT AND RUN 155.40 FEET; THENCE TURN AN ANGLE OF 103 DEGREES 06 1/2' LEFT AND RUN 181.55 FEET TO POINT OF BEGINNING.



20160111000009970 3/4 \$70.00
Shelby Cnty Judge of Probate, AL
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EXHIBIT A

Real Estate Sales Validation Form

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

Grantor's Name Justin Criswell
Mailing Address 206 Falliston Rd
Helena, AL 35080

Grantee's Name Rebecca Reames Criswell
Mailing Address 4791 Sandpiper Ln
Bham AL 35244
334-444-6495 (cell)

Property Address 206 Falliston Rd
Helena, AL 35080

Date of Sale 11/09/15
Total Purchase Price \$ _____

or
Actual Value \$ _____

or
Assessor's Market Value \$ 13,700 $\frac{1}{2} = 46,850$
= \$46.85 due

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 Tax Assessor's Value - _____

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 11-09-16

Print Rebecca Reames Criswell

Unattested

Sign

(Grantor/Grantee/Owner/Agent) circle one

(verified by)