

Prepared by:
Stuart J. Garner
Stuart J. Garner, LLC
1400 Urban Center Drive
Suite 470
Vestavia Hills, AL 35242

Send Tax Notice To:
Wesley Smith
776 Highway 438
Wilsonville, AL 35486

QUIT CLAIM DEED

20171103000400100 1/2 \$19.00
Shelby Cnty Judge of Probate, AL
11/03/2017 11:18:46 AM FILED/CERT

State of Alabama

} Know All Men by These Presents:

County of Shelby

That in consideration of **Fifteen Thousand Dollars and No Cents (\$15,000.00)**, to the undersigned Grantor (whether one or more), in hand paid by the Grantee herein, the receipt whereof is acknowledged, I or we, **Joel L. Smith, an unmarried man, PURSUANT TO THAT FINAL JUDGMENT OF QUIET TITLE FILED IN CASE NO. 58-CV-2014-000159.00, SHELBY COUNTY, ALABAMA**, (herein referred to as Grantor, whether one or more), hereby remise, release, quitclaim, grant, sell and convey unto **Wesley Smith**, (herein referred to as Grantee, whether one or more), the following described real estate, situated in Shelby County, Alabama; to-wit:

A TRACT OF LAND DESCRIBED AS FOLLOWS: ALL THAT PARCEL OF LAND REMAINING ON AN ISLAND (CREATED BY THE PRESENT 397 ELEVATION CONTOUR AS STAKED BY ALABAMA POWER COMPANY) BOUNDED ON THE EAST BY THE EAST BOUNDARY OF THE NORTHWEST QUARTER OF THE NORTHEAST QUARTER, SECTION 23, TOWNSHIP 21 SOUTH, RANGE 1 EAST (AN ESTABLISHED FENCE EXISTS), ON THE SOUTH, WEST AND NORTH BY THE SAID 397 ELEVATION CONTOUR AS STAKED BY THE ALABAMA POWER COMPANY.

Property may be subject to all covenants, restrictions, regulations, conditions, easements, liens, set back lines, and other rights of whatever nature, recorded, and/or unrecorded.

TO HAVE AND TO HOLD, to the said Grantee, his, her or their heirs and assigns forever.

IN WITNESS WHEREOF, I/we have hereunto set my/our hand(s) and seal(s), this the 2nd day of November, 2017.

Joel L. Smith

State of
County of Jefferson

I, Stuart J. Garner, a Notary Public in and for said County, in said State, hereby certify that *, 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 executed the same voluntarily for and as his/her/their act on the same bears date.

Given under my hand and official seal, this the 2nd day of November, 2017.

Notary Public, State of Alabama

Stuart J. Garner

Printed Name of Notary

My Commission Expires August 19, 2021

Real Estate Sales Validation Form

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

Grantor's Name Joel L. Smith
Mailing Address 3325 Willis Drive
Birmingham, AL 35243

Grantee's Name Wesley Smith
Mailing Address 776 Highway 438
Wilsonville, AL 35486

Property Address _____

Date of Sale November 02, 2017
Total Purchase Price \$15,000.00

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)

____ Bill of Sale
☒ Sales Contract
____ Closing Statement

____ Appraisal
____ Other



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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.

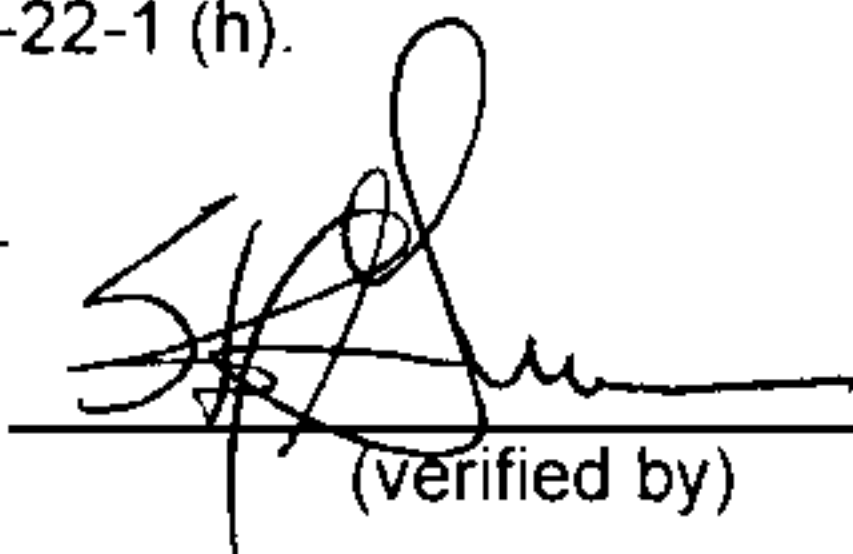
Actual value - if the property is not being sold, the true value of the property, both real and personal, being conveyed by the instrument offered for record. This may be evidenced by an appraisal conducted by a licensed appraiser of the assessor's current market value.

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).

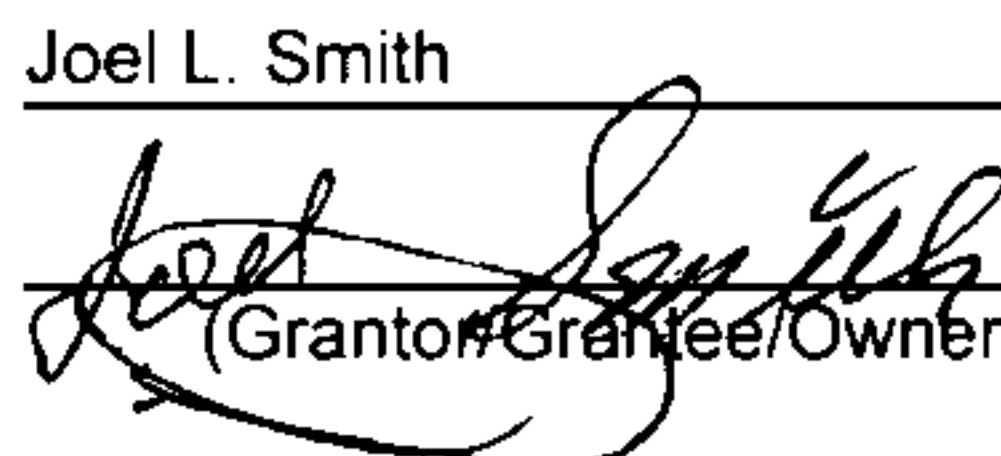
Date November 01, 2017

____ Unattested


(verified by)

Print Joel L. Smith

Sign


(Grantor/Grantee/Owner/Agent) circle one