Return to:
Old Republic Title
530 South Main Street
Suite 1031
Akron, OH 44311

Order Number: 01-18004845

20180221000054950 02/21/2018 08:18:16 AM QCDEED 1/3

OUIT CLAIM DEED

STATE OF Alabama)
COUNTY OF Shelp

Send Future Tax Notices to: 5004 Meadow Brook Road Birmingham, AL 35242

KNOW ALL MEN BY THESE PRESENTS:

That for and in consideration of Ten Dollars (\$10.00) and other valuable consideration, to the undersigned Grantor, JOHN RALPH DEWBERRY II, a/k/a J. RALPH DEWBERRY and ANNE YEAGER DEWBERRY, a/k/a ANNE Y. DEWBERRY, husband and wife, in hand paid by the Grantee herein, the receipt of which is hereby acknowledged by said Grantor, Grantor does, by these presents release, remise, quit-claim and convey unto JOHN RALPH DEWBERRY II and ANNE YEAGER DEWBERRY, husband and wife, as joint tenants with right of survivorship, herein referred to as Grantee, together with every contingent remainder, right of reversion, in fee simple, the following described real estate, situated in Shelby County, Alabama, to-wit:

Lot 23, according to the Map and Survey of Unit 1, Meadow Brook, Seventh Sector, as recorded in Map Book 8, Page 151, in the Probate Office of Shelby County, Alabama.

Prior Deed Reference: Deed Book 289, Page 902.

Parcel ID Number: 5004 Meadow Brook Road, Birmingham, AL 35242

Commonly Known As: 10 1 01 0 001 001.024

Fair Market Value: \$ 38,300.00

The total property herein conveyed and being conveyed together with all and singular, the buildings, rights, tenements, hereditaments and appurtenances thereunto belonging or in anywise appertaining.

The above conveyance includes all structures presently built, constructed, or set on the above described property.

This conveyance is made subject to all restrictions, reservations, easements, and rights-of-way of record affecting this title to the above described property.

The above described property does constitute part of the Grantors' homestead.

The scrivener makes no warranties, nor does he express an opinion, as to the Grantor's title, or lack thereof. The description was provided by Old Republic Title.

In all references herein to any parties, persons, entities or corporations, the use of any particular gender or the plural or singular number is intended to include the appropriate gender or number as the text of the within instrument may require.

20180221000054950 02/21/2018 08:18:16 AM QCDEED 2/3

IN WITNESS WHEREOF, the said Grantor, who is authorized to execute this conveyance hereto sets its signature and seal, this the 12 day of 10 miles of	
GRANTOR:	
	JOHN RALPH DEWBERRY II., a/k/a J. RALPH DEWBERRY
	ANNE YEAGER DEWBERRY, a/k/a ANNE Y. DEWBERRY
STATE OF Malana, COUNTY OF Shelby)	
I, Addica Califor, a Notary Public for the State of, do hereby certify that JOHN RALPH DEWBERRY II, a/k/a J. RALPH DEWBERRY and ANNE YEAGER DEWBERRY, a/k/a ANNE Y. DEWBERRY, 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 said conveyance, executed the same voluntarily on the day the same	
bears date. Given under my hand this the day of	Februry, 20 18.
(NOTARY SEAL)	Notary Public My commission expires: Notary Public Notary Public
This instrument was prepared by: Gregory M. Varner, Esq. Attorney at Law Post Office Box 338 Ashland, Alabama 36251	Alabama State at Large My Commission Expires May 7, 2019

EXHIBIT A

20180221000054950 02/21/2018 08:18:16 AM QCDEED 3/3

SITUATED IN THE COUNTY OF SHELBY, STATE OF ALABAMA:

LOT 23, ACCORDING TO THE MAP AND SURVEY OF UNIT 1, MEADOW BROOK, SEVENTH SECTOR, AS RECORDED IN MAP BOOK 8, PAGE 151, IN THE PROBATE OFFICE OF SHELBY COUNTY, ALABAMA.

TAX ID NO: 10 1 01 0 001 001.024

BEING THE SAME PROPERTY CONVEYED BY DEED

GRANTOR:

GARY L. PEEK AND WIFE, ESTHER S. PEEK

GRANTEE:

J. RALPH DEWBERRY AND ANNE Y. DEWBERRY, AS JOINT TENANTS WITH RIGHT OF

SURVIVOSHIP

DATED:

05/01/1990

RECORDED:

05/04/1990 DOC#/BOOK-PAGE: 289-902

ADDRESS: 5004 MEADOW BROOK RD, BIRMINGHAM, AL 35242

END OF SCHEDULE A



Filed and Recorded Official Public Records Judge James W. Fuhrmeister, Probate Judge, **County Clerk** Shelby County, AL 02/21/2018 08:18:16 AM **\$61.50 CHERRY** 20180221000054950