


**Prepared By:**  
Dallase Baker

**After Recording Return To:**  
276 Lime Creek Lane  
Chelsea, Alabama 35043

  
20181214000438080 1/7 \$143.00  
Shelby Cnty Judge of Probate, AL  
12/14/2018 02:49:47 PM FILED/CERT

SPACE ABOVE THIS LINE FOR RECORDER'S USE

## QUITCLAIM DEED

On October 26, 2018 THE GRANTOR(S),

- Dallase Baker and Lawanda Baker, a formerly married couple who were divorced on June 15, 2009,

for and in consideration of: One Dollar (\$1.00) and/or other good and valuable consideration conveys, releases and quitclaims to the GRANTEE(S):

- Dallase Baker, a single person, residing at 276 Lime Creek Lane, Chelsea, Shelby County, Alabama 35043

the following described real estate, situated in Chelsea, in the County of Shelby, State of Alabama


Legal Description: See attached *Exhibit A*

Grantor does hereby convey, release and quitclaim all of the Grantor's rights, title, and interest in and to the above described property and premises to the Grantee(s), and to the Grantee(s) heirs and assigns forever, so that neither Grantor(s) nor Grantor's heirs, legal representatives or assigns shall have, claim or demand any right or title to the property, premises, or appurtenances, or any part thereof.

Tax Parcel Number: \_\_\_\_\_

Shelby County, AL 12/14/2018  
State of Alabama  
Deed Tax: \$110.00

Mail Tax Statements To:  
Dallase Baker  
276 Lime Creek Lane  
Chelsea, Alabama 35043



20181214000438080 2/7 \$143.00  
Shelby Cnty Judge of Probate, AL  
12/14/2018 02:49:47 PM FILED/CERT

**[SIGNATURE PAGE FOLLOWS]**

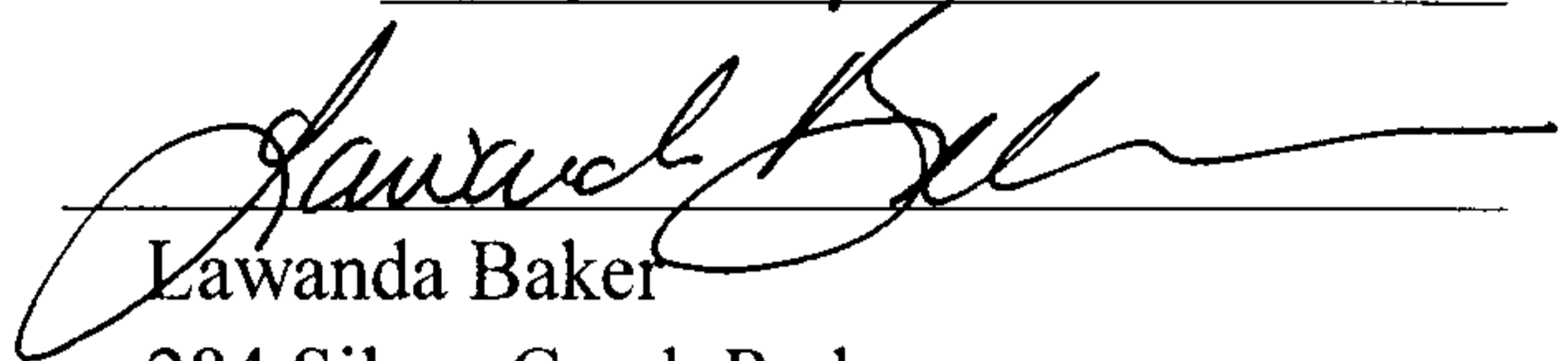
**Grantor Signatures:**

DATED: 12/14/2018



Dallase Baker  
276 Lime Creek Lane  
Chelsea, Alabama  
35043

DATED: 12-14-2018



Lawanda Baker  
284 Silver Creek Parkway  
Alabaster, Alabama  
35007

STATE OF ALABAMA, COUNTY OF SHELBY, ss:

On this 14<sup>th</sup> day of December, 2018, before me,  
Josh Green, personally appeared Dallase Baker, known to me (or satisfactorily proven) to be the persons whose names are subscribed to the within instrument and acknowledged that they executed the same as for the purposes therein contained.

In witness whereof I hereunto set my hand and official seal.



Josh Green  
Notary Public

Financial Relationship Consultant  
Title (and Rank)

My commission expires Nov. 29, 2021



20181214000438080 3/7 \$143.00  
Shelby Cnty Judge of Probate, AL  
12/14/2018 02:49:47 PM FILED/CERT

STATE OF ALABAMA, COUNTY OF SHELBY, ss:

On this 14<sup>th</sup> day of December, 2018, before me,  
Josh Green, personally appeared Lawanda Baker, known to me  
(or satisfactorily proven) to be the persons whose names are subscribed to the within instrument  
and acknowledged that they executed the same as for the purposes therein contained.

In witness whereof I hereunto set my hand and  
official seal.




Josh Green  
Notary Public  
Signature of person taking acknowledgment

Financial Relationship Consultant  
Title (and Rank)

My commission expires Nov. 29, 2021

20181214000438080 4/7 \$143.00  
Shelby Cnty Judge of Probate, AL  
12/14/2018 02:49:47 PM FILED/CERT

**EXHIBIT A: LEGAL DESCRIPTION OF PROPERTY**

  
20181214000438080 5/7 \$143.00  
Shelby Cnty Judge of Probate: AL  
12/14/2018 02:49:47 PM 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 Mailing Address Dallase Baker and Lavanda Baker
276 Lime Creek Lane Chelsea AL 35043
Grantee's Name Mailing Address Dallase Baker Same Address

Property Address Date of Sale Total Purchase Price \$
or Actual Value \$
or Assessor's Market Value \$ 219,300 / 109,650

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 Appraisal
Sales Contract Other
Closing Statement

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 12/14/2018
Print Dallase Baker
Sign [Signature]
Unattested (verified by) (Grantor/Grantee/Owner/Agent) circle one

