

INSTRUMENT PREPARED WITHOUT BENEFIT OF TITLE SEARCH

This instrument was prepared by:

Cassy L. Bingham Dailey

Attorney at Law

3156 Pelham

(205) 445-1619

Pelham, AL 35124

Send Tax Notice to:

(Name) Jason Doyal

(Address) 829 Ballantyne Pkwy
Pelham AL 35124

QUIT CLAIM DEED

STATE OF ALABAMA

20190104000004470

SHELBY COUNTY

01/04/2019 03:23:35 PM

QCDEED 1/2

KNOW ALL MEN BY THESE PRESENTS, That in consideration of **Ten Dollars and Other Good and Valuable Consideration (\$10.00)** to **Jason T. Doyal, an unmarried man**, the "Grantor" herein, in hand paid by **JJ Property LLC.**, the "Grantee" herein, the receipt whereof is hereby acknowledged, Grantor does hereby remise, release, quit claim and convey to the said Grantee all her right, title, interest, and claim in or to the following described real estate, to wit:

Lot 34, according to the Survey of Cambrian Ridge as recorded in Map Book 21, Page 8 in the Probate Office of Shelby County, Alabama; being situated in Shelby County, Alabama.

- **Mineral and mining rights excepted.**
- **Subject to existing easements, restrictions, encumbrances, rights of way, limitations, if any, of record.**
- **Subject to ad valorem taxes for the current year.**
- **Jason T. Doyal is one and the same person as James T. Doyal**

Situated in **Shelby County, Alabama.**

TO HAVE AND TO HOLD to the said JJ Property LLC and Grantee's heirs and assigns forever.

Given under my hand and seal this 4th day of January, 2019.

Jason T. Doyal
Jason T. Doyal

STATE OF ALABAMA)
SHELBY COUNTY)

I, the undersigned authority, a Notary Public in and for said County, in said State, hereby certify Jason T. Doyal, who 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 the conveyance, she executed the same voluntarily on the day that same bears date.

Given under my hand and official seal on the 4th day of January, 2018.

Cassy L. Dailey
Notary Public

Commission Expires: 5-17-22





Filed and Recorded
Official Public Records
Judge of Probate, Shelby County Alabama, County
Clerk
Shelby County, AL
01/04/2019 03:23:35 PM
\$130.00 CHERRY
20190104000004470

Allen S. Boyd

Real Estate Sales Validation Form

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

Grantor's Name Jason T. Doyal
Mailing Address 829 Ballantrae Pkwy
Pelham, AL 35124

Grantee's Name JJ Property LLC
Mailing Address 829 Ballantrae Pkwy
Pelham, AL 35124

Property Address 906 Haddington Dale
Pelham, AL 35124

Date of Sale 1-4-19
Total Purchase Price \$ _____
or
Actual Value \$ 111,900.00
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 Previous Deed Sales Price - Transfer to Owners LLC

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 1-4-19

Print Cassy L. Doyal

Sign *Cassy L. Doyal*

Unattested _____
(verified by)

(Grantor/Grantee/Owner/Agent) circle one

Print Form