

After Recording, Mail To:

Lauren P. Emerine and Virginia J. Emerine
4637 Tecumseh Lane
Pelham, AL 35124

Shelby County, AL 04/25/2019
State of Alabama
Deed Tax: \$200.50

This Document Prepared By:

WILLIAM G. NOLAN
Attorney at Law
Nolan Elder Law and Estate Planning LLC
1232 Blue Ridge Blvd
Hoover, Alabama 35226
2053900101

20190425000136790 1/3 \$221.50
Shelby Cnty Judge of Probate, AL
04/25/2019 03:32:49 PM FILED/CERT

Assessor's Parcel Number: _____

QUITCLAIM DEED

STATE OF ALABAMA

KNOW ALL MEN BY THESE PRESENTS:

SHELBY COUNTY

THAT in consideration of ONE AND NO/100 DOLLAR (\$1.00), to the undersigned grantors, in hand paid by the grantee herein, the receipt whereof is acknowledged, we,

LAUREN P. EMERINE and VIRGINIA J. EMERINE, husband and wife, the GRANTORS,

Whose mailing address is 4637 Tecumseh Lane, Pelham, AL 35124;

hereby convey and quitclaim to

TINA M. WILHEMS, as Trustee of THE EMERINE RESIDENCE TRUST, U/A dated April 19, 2019, the GRANTEE,

Whose mailing address is 4637 Tecumseh Lane, Pelham, AL 35124;

All of THE FOLLOWING described real property situate in Shelby County, **Alabama**, to wit:

Lot 16, Block 2, according to the survey of Wooddale, Third Sector, as recorded in Map Book 5, Page 133, in the Probate Office of Shelby County, Alabama.

COMMONLY known as: 4637 Tecumseh Lane, Pelham, AL.

TO have and to hold to the said grantee and grantee's assigns forever.

The land described herein (You must make a selection):

 X is homestead property of the said grantors

 is **NOT** homestead property of the said grantors

SUBJECT TO the Restrictions, Conditions, Covenants, Rights, Rights of Way, and Easements now of record, if any.

The then-acting Trustee has the power and authority to encumber or otherwise to manage and dispose of the hereinabove described real property; including, but not limited to, the power to convey.

IN WITNESS WHEREOF, WITNESS we have set our hands and seals this 19 day of April, 2019.

Lauren P. Emerine
LAUREN P. EMERINE

Virginia J. Emerine
VIRGINIA J. EMERINE

STATE OF ALABAMA

)

) ss.

COUNTY OF JEFFERSON

)

I, the undersigned, a Notary Public in and for said County in said State, hereby certify that LAUREN P. EMERINE and VIRGINIA J. EMERINE, whose names are signed to the foregoing, and who are known to me, acknowledged before me on this day that, being informed of the contents of the foregoing, they executed the same voluntarily on the day the same bears date.

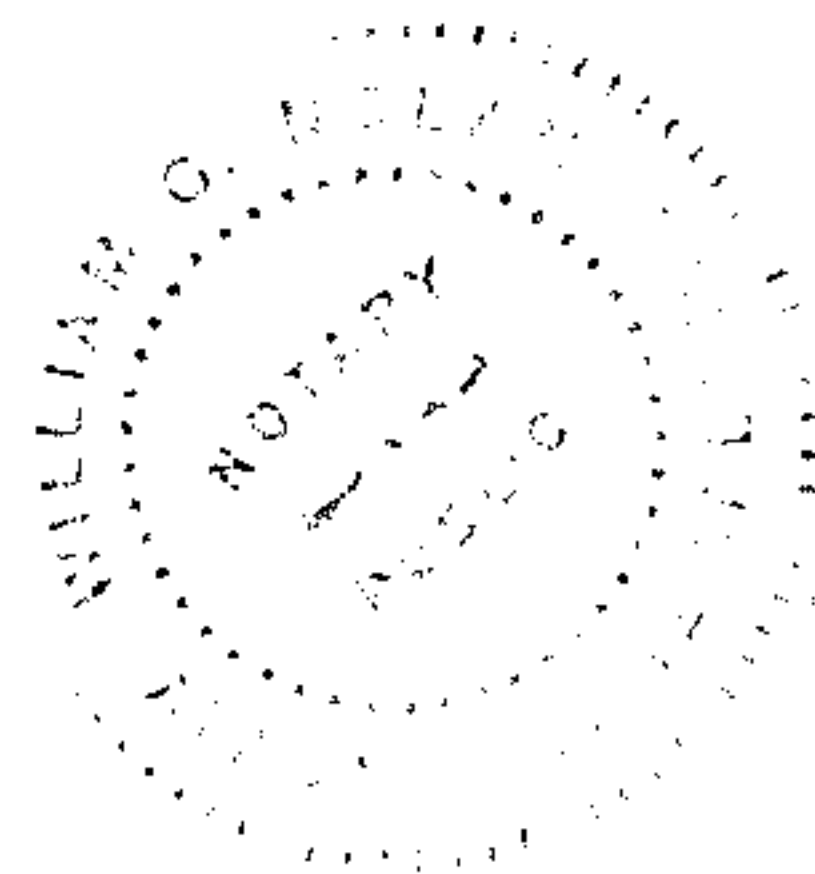
Given under my hand and official seal, this the April 19, 2019.

[Signature]

NOTARY PUBLIC

My commission expires:

1/15/21



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Real Estate Sales Validation Form

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

Grantor's Name Lauren P. Emerine and Virginia J. Emerine
Mailing Address 4637 Tecumseh Lane
Pelham, AL 35124

Grantee's Name Tina M. Wilhems, as Trustee of THE EMERINE
Mailing Address RESIDENCE TRUST U/A 4/19/2019
4637 Tecumseh Lane
Pelham, AL 35124

Property Address 4637 Tecumseh Lane
Pelham, AL 35124

Date of Sale 4/19/2019
Total Purchase Price \$

or
Actual Value \$

or
Assessor's Market Value \$ 200,500

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 Shelby County Citizen Access Portal, Tax Assessor
☐ 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 4/19/2019

Print Jennifer Taylor

Sign Jennifer Taylor
(Grantor/Grantee/Owner/Agent) circle one

☐ Unattested

verified by)


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Form RT-1