

This instrument prepared by:
Jeff W. Parmer
Law Offices of Jeff W. Parmer, LLC
2204 Lakeshore Drive, Ste. 125
Birmingham, AL 35209

20200827000377020
08/27/2020 02:56:04 PM
CORDEED 1/2

Corrective Quit Claim Deed

This deed is to correct the deed recorded in Instrument No. 20070302000094870; the deed was not signed by the grantor.

STATE OF ALABAMA)
JEFFERSON COUNTY) **KNOW ALL MEN BY THESE PRESENTS,**

That in consideration of Ten Dollars (\$10.00) and other good and valuable consideration to the undersigned Grantor in hand paid by the Grantee herein, the receipt whereof is acknowledged, the undersigned, **Stephen Bryant Smith, an unmarried person** (herein referred to as Grantor) does grant, bargain, sell and convey unto **Beth McDonald Smith** (herein referred to as Grantee) the following described real estate situated in Shelby County, Alabama to-wit:

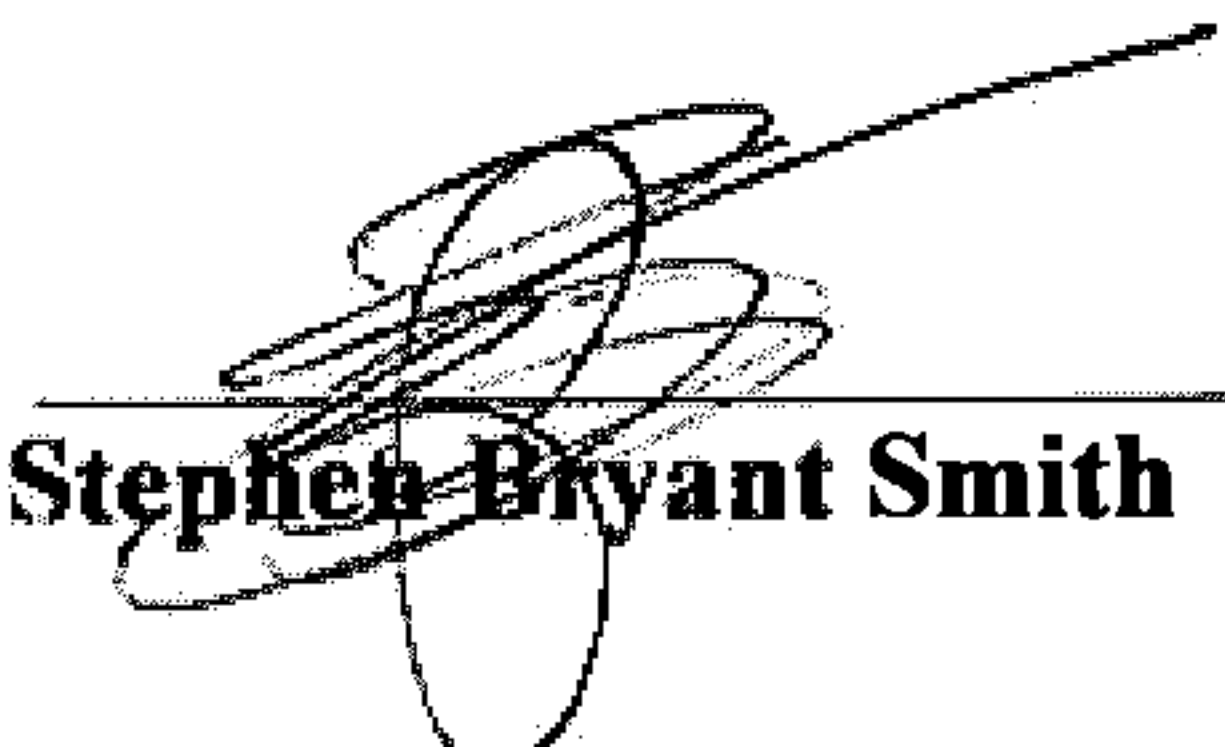
Lot 13, according to the Survey of Monte Tierra, 1" Addition, as recorded in Map Book 6. Page 93, in the Probate Office of Shelby County, Alabama, being situated in Shelby County, Alabama.

Subject to existing easements and restrictions of record, if any.

Property Address: 13 Eddings Lane, Alabaster, AL 35007

TO HAVE AND TO HOLD unto the said Grantee, her heirs and assigns forever.

IN WITNESS WHEREOF, the undersigned have hereto set his hand and seal this 23rd day of July, 2020.

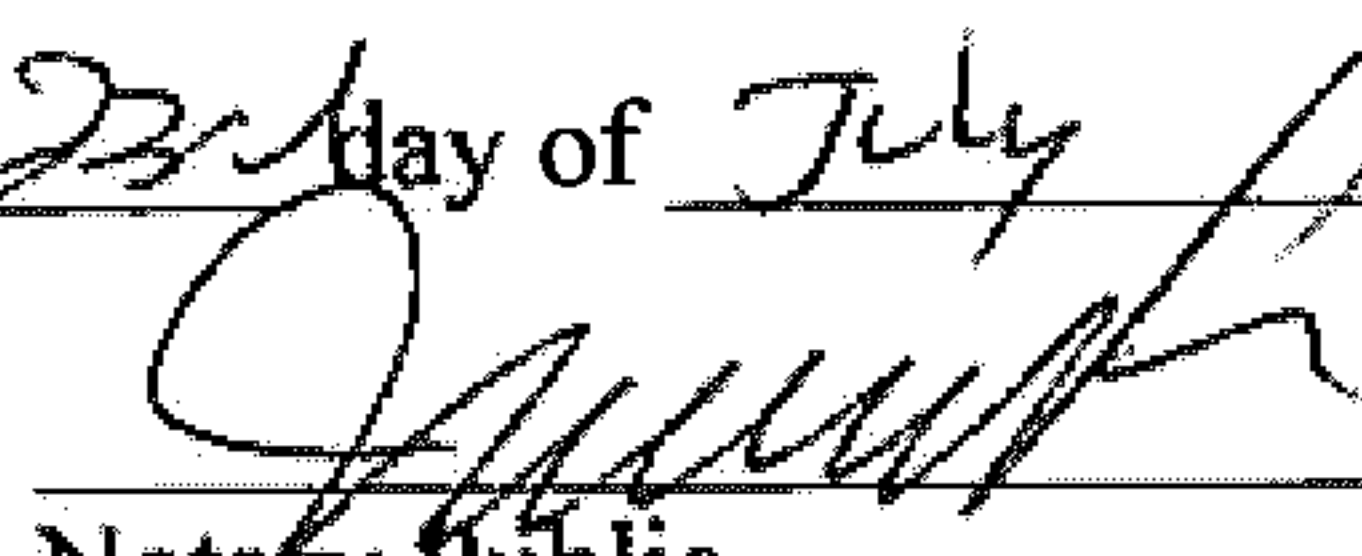


Stephen Bryant Smith

STATE OF Alabama)
COUNTY OF Jefferson)

I, the undersigned, a Notary Public in and for said County in said State, hereby certify that **Stephen Bryant Smith** whose name is signed to the foregoing instrument and who is known to me, acknowledged before me on this day, that being informed of the contents of the forgoing instrument, he executed the same voluntarily on the day the same bears date.

Given under my hand and official seal this the 23rd day of July, 2020.



Notary Public
My Commission Expires: 9-13-20

JEFFREY W. PARMER
NOTARY
PUBLIC

Real Estate Sales Validation Form

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

Grantor's Name Stephen Bryant Smith
 Mailing Address 13 Eddings Lane
Alabaster, AL 35007

Grantee's Name Beth McDonald Smith
 Mailing Address 11265 River Road
Town Creek, AL 35672

Property Address 13 Eddings Lane
Alabaster, AL 35007

Date of Sale 7-23-2020
 Total Purchase Price \$ Corrective Deed

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)

- | | |
|--|------------------------------------|
| <input type="checkbox"/> Bill of Sale | <input type="checkbox"/> Appraisal |
| <input type="checkbox"/> Sales Contract | <input type="checkbox"/> Other |
| <input type="checkbox"/> 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 7-23-2020

Print Jeff W. Parmer

Unattested

 (verified by)

Sign Jeff W. Parmer

 (Grantor/Grantee/Owner/Agent) circle one

Form RT-1



Filed and Recorded
 Official Public Records
 Judge of Probate, Shelby County Alabama, County
 Clerk
 Shelby County, AL
 08/27/2020 02:56:04 PM
 \$26.00 CHARITY
 20200827000377020

Allen S. Bayl