

This instrument was prepared by  
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P.O. Box 380275  
Birmingham, Alabama 35238  
(205) 991-6367

## QUITCLAIM DEED

STATE OF ALABAMA

SHELBY COUNTY

04/28/1995-11026  
08:32 AM CERTIFIED  
SHELBY COUNTY JUDGE OF PROBATE  
001 MCD 9.00

KNOW ALL MEN BY THESE PRESENTS, That for and in consideration of the sum of One Dollar (\$1.00) and other good and valuable consideration, to James F. West and wife, Anita West, (hereinafter "Grantor", whether one or more) in hand paid by James F. West and wife, Anita West, (hereinafter "Grantee", whether one or more), the receipt whereof is hereby acknowledged by Grantor, the Grantor hereby releases, quitclaims, grants, sells, and conveys to the Grantee all of the Grantor's right, title, interest, and claim in or to the following described real estate situated in Shelby County, Alabama to wit:

Lot 6, according to the Survey of Olde Towne Forest, as recorded in Map Book 9, Page 133, in the Probate Office of Shelby County, Alabama.

Subject to existing easements, restrictions, set-back lines, rights of way, limitations, if any, of record.

PREPARED WITHOUT BENEFIT OF SURVEY. ATTORNEY MAKES NO CERTIFICATION REGARDING LEGAL DESCRIPTION. TITLE NOT EXAMINED BY PREPARER OF INSTRUMENT.

TO HAVE AND TO HOLD unto the said Grantees as joint tenants, with right of survivorship, their heirs and assigns, forever; it being the intention of the parties to this conveyance, that (unless the joint tenancy hereby created is severed or terminated during the lives of the Grantees herein) in the event one Grantee herein survives the other, the entire interest in fee simple shall pass to the surviving Grantee and if one does not survive the other, then the heirs and assigns of the Grantees herein shall take as tenants in common.

Given under the hand and seal of such Grantor, this the 28<sup>th</sup> day of April, 1995.

WITNESS:

James F. West  
Betty Parker

James F. West  
Grantor - James F. West  
Anita West  
Grantor - Anita West

STATE OF ALABAMA

SHELBY COUNTY

I, the undersigned authority, a Notary Public in and for said County, in said State hereby certify that James F. West and Anita West whose names are signed on the foregoing conveyance, and who are known to me, acknowledged before me on this day, that being informed of the contents of the conveyance, they executed the same voluntarily on the day the same bears date.

Given under my hand and official seal this 28 day of April, 1995.

649 Olde Towne Lane  
A. Sabaster, A.P.

Regulene Sue Childs  
Notary Public

35007

Inst # 1995-11026

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