

**Important: Read Instructions on Back Before Filling out Form.**

Inst # 1996-27724  
08/26/1996-27724  
09:04 AM CERTIFIED  
SHELBY COUNTY JUDGE OF PROBATE  
001 SMA 29.70

THIS INSTRUMENT WAS PREPARED WITHOUT BENEFIT OF CURRENT TITLE OPINION OR SURVEY

PREPARED BY:  
DOUGLAS L. KEY, ATTORNEY  
2100 11TH AVENUE NORTH  
BIRMINGHAM, ALABAMA 35234  
(205) 581-0100

SEND TAX NOTICE TO:

Mr. Robert E. James  
44 Bear Run Lane  
Andersson, AL 35007

**QUITCLAIM DEED**

**COPY**

**STATE OF ALABAMA)  
SHELBY COUNTY)**

KNOW ALL MEN BY THESE PRESENTS, that for and in consideration of Twenty Eight Thousand One Hundred Eighty Nine and no/100 Dollars (\$28,189.00) and other good and valuable consideration and pursuant to the Final Decree of Divorce Case No. 95-400, in hand paid to the undersigned, the receipt whereof is hereby acknowledged, the undersigned Carole Minter James (hereinafter called Grantor), hereby remises, releases, quit claims, grants, sells, and conveys to Robert E. James (hereinafter called Grantee) all his/her right, title, interest and claim in or to the following described real estate, situated in Shelby County, Alabama to-wit:

A part of the NE 1/4 of NE 1/4 of Section 20, Township 20 South, Range 2 West Shelby County, Alabama more particularly described as follows:

Commence at the Northeast corner of Section 20, Township 20 South, Range 2 West, Shelby County, Alabama and run thence S 89 degrees, 52' 30" West along the North line of said Section 20 a distance of 785.57' to a point. Thence run S 0 degrees, 07' 30" W a distance of 460.45' to the Northeasterly corner of Parcel No. 7; Thence run N 75 degrees, 48' 11" W along the South line of a proposed street a distance of 132.97' to the point of beginning of the property, Parcel 8, being described. Thence continue along last described course a distance of 641.77' to a point, thence run S 33 degrees, 15' 49" E a distance of 257.39' to a point. Thence run S 69 degrees, 04' 55" E a distance of 105.82' to a point. Thence run S 46 degrees, 06' 04" E a distance of 196.67' to a point. Thence run S 53 degrees, 08' 09" E a distance of 184.61' to a point. Thence run N 14 degrees, 11' 49" E a distance of 354.20' to the point of beginning.

TO HAVE AND TO HOLD Unto the said GRANTEE, his/her heirs and assigns forever.

Given under my hand and seal, this the 30<sup>th</sup> day of October, 1995.

Carole Minter James (L.S.)  
CAROLE MINTER JAMES

**STATE OF ALABAMA)  
SHELBY COUNTY)**

I, the undersigned, a Notary Public in and for said County, in said State, hereby certify that Carole Minter James, whose name 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 has executed the same voluntarily on the day the same bears date.

Given under my hand and official seal this 30<sup>th</sup> day of October, 1995.

Douglas L. Key  
Notary Public

My Commission Expires:

ALABAMA AT LARGE  
MY COMMISSION EXPIRES  
BONDED THRU  
OCT. 29, 1997  
JACK LADENWITZER

Inst # 1996-25570

08/08/1996-25570  
11:13 AM CERTIFIED  
SHELBY COUNTY JUDGE OF PROBATE  
001 SNA 23.50

Inst # 1996-25570  
08/26/1996-27724  
09:04 AM CERTIFIED  
SHELBY COUNTY JUDGE OF PROBATE  
001 SNA 29.70