

This Instrument was Prepared by:
Christopher R. Smitherman, Attorney At Law
Law Offices of Christopher R. Smitherman, LLC
P.O. Box 261
Montevallo, AL 35115
(205) 665-4357

Send Tax Notice:
Laura L. Cottingham
311 Selma Road
Montevallo, AL 35715



20060202000054090 1/2 \$19.00
Shelby Cnty Judge of Probate, AL
02/02/2006 09:14:49AM FILED/CERT

STATE OF ALABAMA)

SHELBY COUNTY)

QUITCLAIM DEED

KNOW ALL MEN BY THESE PRESENTS, that for and in consideration of the sum of Five Hundred & 00/100 Dollars (~~\$500.00~~) good and valuable considerations, the receipt and sufficiency of which are hereby acknowledged, that, **Laura L. Cottingham, a single person**, hereinafter called "Grantor," does hereby GRANT, CONVEY, and QUITCLAIM unto **Jacqueline Chappell, a single person**, hereinafter called "Grantee", all my right, title and interest in and to the following real estate, situated in **Shelby County, Alabama**, to wit:

A lot and house in Montevallo, situated as follows: Begin at the SW corner of the Intersection of White and Selma Streets, thence along the Western boundary of said Salem Street one hundred twenty-five feet to the point of beginning, thence along said boundary in a southerly direction seventy-five (75) feet, thence in a westerly direction perpendicular to said Selma Street one hundred forty (140) feet, thence in a northerly direction parallel to Selma Street seventy-five (75) feet, thence in an easterly direction one hundred forty (140) feet to the point of beginning.

Subject to all items of record.

NOTE: This instrument was prepared without evidence of title search.

NOTE: Grantor grant and convey ownership of the described property to Grantee, along with all of its rights and appurtenances, including any right, title, and interest of Grantor in adjacent streets, alleys, and rights-of-way. It is expressly provided, however, that Grantor reserve and it is here expressly agreed that Grantor shall have, for Grantor and Grantor's assigns, the full possession, benefit, and use of the described property, as well as of the rents, issues, and profits from it, for and during Grantor natural life.

NOTE: THIS INSTRUMENT IS BEING PREPARED TO RESERVE A LIFE ESTATE.

NOTE: Laura L. Cottingham is the surviving spouse and grantee of that certain deed found at Book 274 Page 607 in the Probate Office of Shelby County, Alabama, the other grantee, Charles E. Cottingham having died on or about August 26, 1983.

TO HAVE AND TO HOLD to the said Grantee in fee simple forever, together with every contingent remainder and right of reversion.

IN WITNESS WHEREOF, the Grantors have executed this Deed and set the seal of the Grantors thereto on this date the 1st day of February, 2006.

GRANTOR

Laura L. Cottingham (L.S.)
Laura L. Cottingham

Shelby County, AL 02/02/2006
State of Alabama

Deed Tax: \$5.00

STATE OF ALABAMA)

SHELBY COUNTY)

ACKNOWLEDGMENT

I, Chris Smitherman, a Notary Public for the State at Large, hereby certify that the above posted name, Laura L. Cottingham, which is signed to the foregoing Quit Claim Deed, who is known to me, acknowledged before me on this day that, being informed of the contents of the Deed, that said person executed the same voluntarily on the day the same bears date.

GIVEN UNDER MY HAND AND OFFICIAL SEAL OF OFFICE on this the 1st day of February, 2006.

Chris Smitherman
NOTARY PUBLIC

My Commission Expires: 5/13/2008