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20060727000361280 1/3 \$176.00
Shelby Cnty Judge of Probate, AL
07/27/2006 08:50:15AM FILED/CERT

After Recording Send Tax Notice To:

Roger M. Douglas &
Martha Smith
3019 Old Stone Drive
Birmingham, AL 35242

Shelby County, AL 07/27/2006
State of Alabama

Deed Tax: \$159.00

This instrument was drafted by:

John A. Gebauer, Esq.
c/o Home Connects Lending Services
200 Lakeside Drive – Suite 248
Horsham, PA 19044

Assessor's Parcel Number: 10-1-02-0-004-009.000

record 13
32782401-01

QUIT CLAIM DEED

STATE OF ALABAMA *The Fair Market Value of the property is \$159,000.00.*

KNOW ALL MEN BY THESE PRESENTS:

SHELBY COUNTY

THAT in consideration of ONE AND NO/100 DOLLAR (\$1.00), to the undersigned Grantor in hand paid by the Grantee, herein, the receipt whereof is acknowledge, I, **MARTHA SMITH a/k/a MARTHA S. SMITH, Married** (herein referred to as Grantor) whose mailing address is 3019 Old Stone Drive, Birmingham, Alabama 35242, grants, bargains, sells and conveys with quitclaim covenants unto **ROGER M. DOUGLAS and MARTHA SMITH, Husband and Wife as Joint Tenants with Rights of Survivorship** (herein referred to as Grantees), whose mailing address is 3019 Old Stone Drive, Birmingham, Alabama 35242, the following describe real estate, situated in Shelby County, Alabama, to wit:

Lot 8A, Block 2, according to a Resurvey and Subdivision of Stonebridge, recorded in Map Book 7, Page 13, in the Probate Office of Shelby County, Alabama.

Subject to taxes not yet due and payable.

Meaning and hereby intending to describe and convey the same premises as conveyed to the Grantor herein by deed from James O. Gorman, Jr. and wife, Marguerite Gorman by deed dated December 28, 1992 and recorded on January 14, 1993 in the Probate Office, Shelby County, Alabama as Instrument No. 1993-01373.

Commonly known as: 3019 Old Stone Drive, Birmingham, Alabama 35242

To have and to hold to the said Grantees, their heirs and assigns forever.

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

is homestead property of the said Grantor

is NOT homestead property of the said Grantor

Subject to restrictions, conditions, covenants, rights, rights of way, and easements of record, if any.

And I do for myself, and for my heirs, executors, and administrators, covenant with the said Grantees, their heirs and assigns, that I am lawfully seized in fee simple of said premises; that they are free from all encumbrances, unless noted above; that I have a good right to sell and convey the same as aforesaid; that I will and my heirs, executors and administrators shall warrant and defend the same to the said Grantees, their heirs and assigns forever, against the lawful claims of all persons.

IN WITNESS WHEREOF, **MARTHA SMITH a/k/a MARTHA S. SMITH** has hereunto set her hand and seal this 13 day of June, 2006.

Martha Smith a/k/a
Martha S. Smith
MARTHA SMITH a/k/a
MARTHA S. SMITH

STATE OF ALABAMA
Shelby COUNTY

I, Bona Brown, a Notary Public in and for said County, in said State, hereby certify that **MARTHA SMITH a/k/a MARTHA S. SMITH**, 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 above and foregoing conveyance, she executed the same voluntarily on the day the same bears date.

NOTARY STAMP/SEAL

Given under my hand and official seal of office this

13 day of June, 2006

Bona Brown
NOTARY PUBLIC Bona Brown

My Commission Expires: 05/06/10

Grantee's Mailing Address:

Roger M. Douglas &
Martha Smith
3019 Old Stone Drive
Birmingham, AL 35242

Customer Name: ROGER DOUGLAS

Application #: 685564998

Order #: 5708411



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Exhibit A (Legal Description)

ALL THAT PARCEL OF LAND IN SHELBY COUNTY, STATE OF ALABAMA, AS MORE FULLY DESCRIBED IN DEED INST # 93-01373, , ID# 10-1-02-0-004-009.000, BEING KNOWN AND DESIGNATED AS LOT 8A, BLOCK 2, ACCORDING TO A RESURVEY AND SUBDIVISION OF STONEBRIDGE, RECORDED IN MAP BOOK 7, PAGE 13, IN THE PROBATE OFFICE OF SHELBY COUNTY, ALABAMA.

BY FEE SIMPLE DEED FROM JAMES O. GORMAN, JR. AND MARGUERITE GORMAN, HUSBAND AND WIFE AS SET FORTH IN INST # 93-01373 DATED 12/28/1992 AND RECORDED 01/14/1993, SHELBY COUNTY RECORDS, STATE OF ALABAMA.



U32783421-13HC03

QUIT CLAIM DEED
LOAN# 685564998
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