



20061002000485320 1/3 \$20.00
Shelby Cnty Judge of Probate, AL
10/02/2006 09:42:42AM FILED/CERT

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[If required by your jurisdiction, list above the name & address of: 1) where to return this form; 2) preparer; 3) party requesting recording.]

Quitclaim Deed

Date of this Document: September 29, 2006

Reference Number of Any Related Documents: Doc. 1 Survey Dated Sept. 28, 2006

Grantor:

Name Charles W. Hodges and wife Nell S. Hodges
Street Address 2521 Willow Brook Circle
City/State/Zip Birmingham, AL 35242

Grantee:

Name John T. Golden, Jr. and wife Janet S. Golden
Street Address 4924 Cahaba Valley Trace
City/State/Zip Birmingham, AL 35242

Abbreviated Legal Description (i.e., lot, block, plat or section, township, range, quarter/quarter or unit, building and condo name): Part of Lot 24, Wilbowbrook, as recorded in the Office of Judge of Probate, Shelby Co. AL., in Map Book 21, Page 48, (complete description on Survey.)

Assessor's Property Tax Parcel/Account Number(s): 105150005024.000

THIS QUITCLAIM DEED, executed this 29th day of September, 2006, by first party, Grantor, Charles W. Hodges and wife Nell S. Hodges, whose mailing address is 2521 Willow Brook Circle, Birmingham, AL 35242, to second party, Grantee, John T. Golden, Jr. and wife Janet S. Golden, whose mailing address is 4924 Cahaba Valley Trace, Birmingham, AL 35242.

WITNESSETH that the said first party, for good consideration and for the sum of Three Thousand Dollars (\$3,000.00) paid by the said second party, the receipt whereof is hereby acknowledged, does hereby remise, release and quitclaim unto the said second party forever, all the right, title, interest and claim,



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which the said first party has in and to the following described parcel of land, and improvements and appurtenances thereto in the County of Shelby, State of Alabama
to wit: Part of Lot 24, Willowbrook, as recorded in the Office of the Judge of Probate, Shelby County, Alabama, in Map Book 11, Page 48, being more particularly described as follows: see referenced document 4 Survey dated Sept. 28, 2006

IN WITNESS WHEREOF, the said first party has signed and sealed these presents the day and year first written above. Signed, sealed and delivered in the presence of:

Signature of Witness	<u>Nell S. Hodges</u>
Print Name of Witness	<u>Nell S. Hodges</u>
Signature of Witness	<u>John T. Fooker Jr</u>
Print Name of Witness	<u>John T. Fooker Jr</u>
Signature of Grantor	<u>Charles W. Hodges</u>
Print Name of Grantor	<u>CHARLES W. HODGES</u>

State of Alabama
County of Shelby

On October 2, 2006, before me, Angela Carrard
appeared Charles W. Hodges, personally known to me (or proved to me on the basis of satisfactory evidence) to be the person(s) whose name(s) is/are subscribed to the within instrument and acknowledged to me that he/she/they executed the same in his/her/their authorized capacity(ies), and that by his/her/their signature(s) on the instrument the person(s), or the entity upon behalf of which the person(s) acted, executed the instrument.

WITNESS my hand and official seal.
Angela Carrard
Signature of Notary
My Commission Expires 4-12-09

Affiant [Signature] Known Produced ID
Type of ID
(Seal)

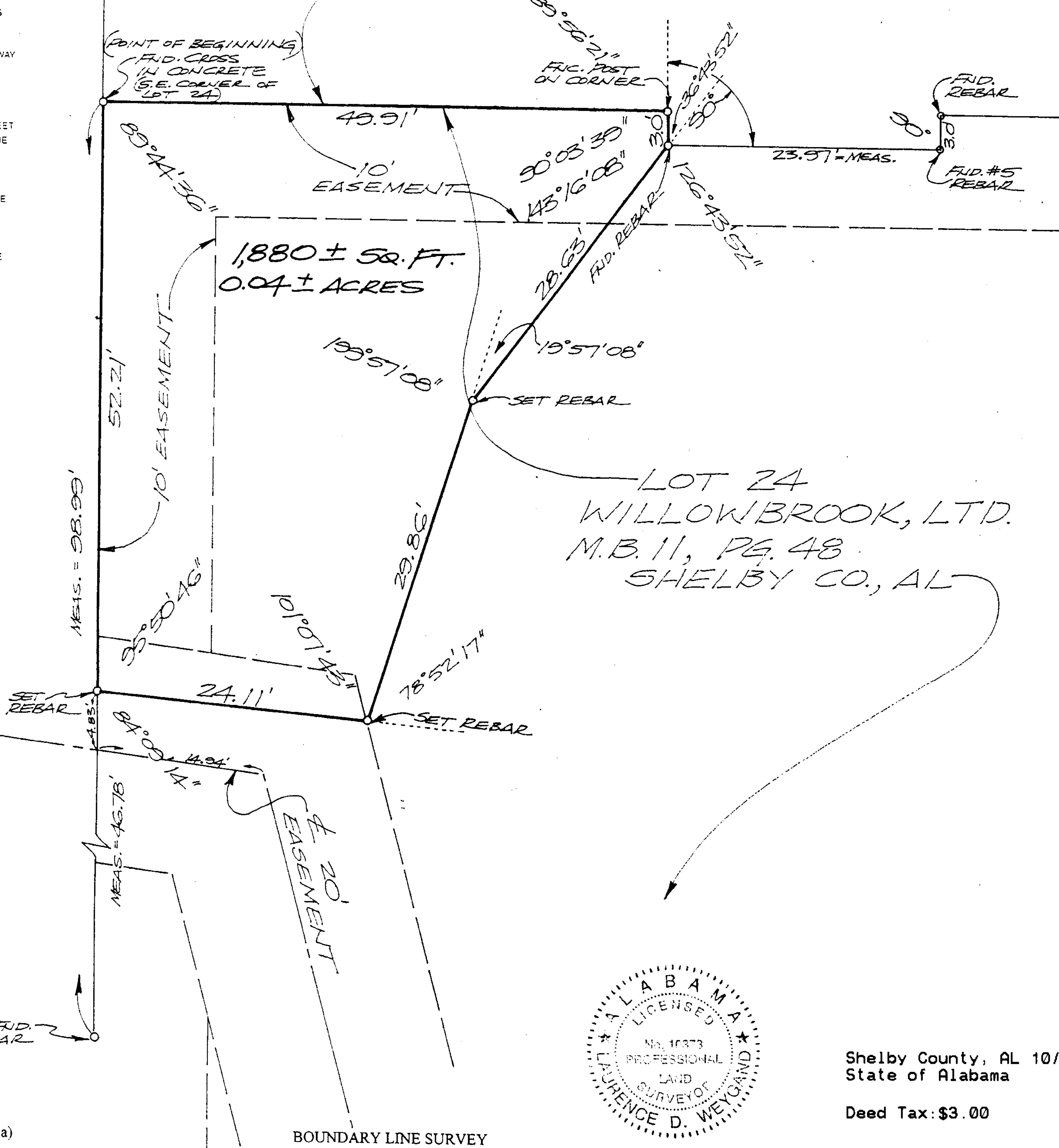
LEGEND

ASPH	ASPHALT
BLDG	BUILDING
CALC	CALCULATED
MEAS	MEASURED
CH	CHORD
LONG CH	LONG CHORD
Δ	DEFLECTION
Δ	DELTA
ESMT	EASEMENT
HWT	HEADWALL
MIN	MINIMUM
MH	MANHOLE
OH	OVERHANG
POR	PORCH
R	RADIUS
R.O.W	RIGHT OF WAY
SAN	SANITARY
STN	STORM
UTIL	UTILITY
AC	ACRES
S.F.	SQUARE FEET
Q	CENTERLINE
•	POLE
—	ANCHOR
—	FENCE
—	POWER LINE
P.V.M.T	PAVEMENT
W	WITH
TAN	TANGENT
RES	RESIDENCE
C.LGT	LIGHT
COV	COVERED
■	DECK
●	CONCRETE WALL

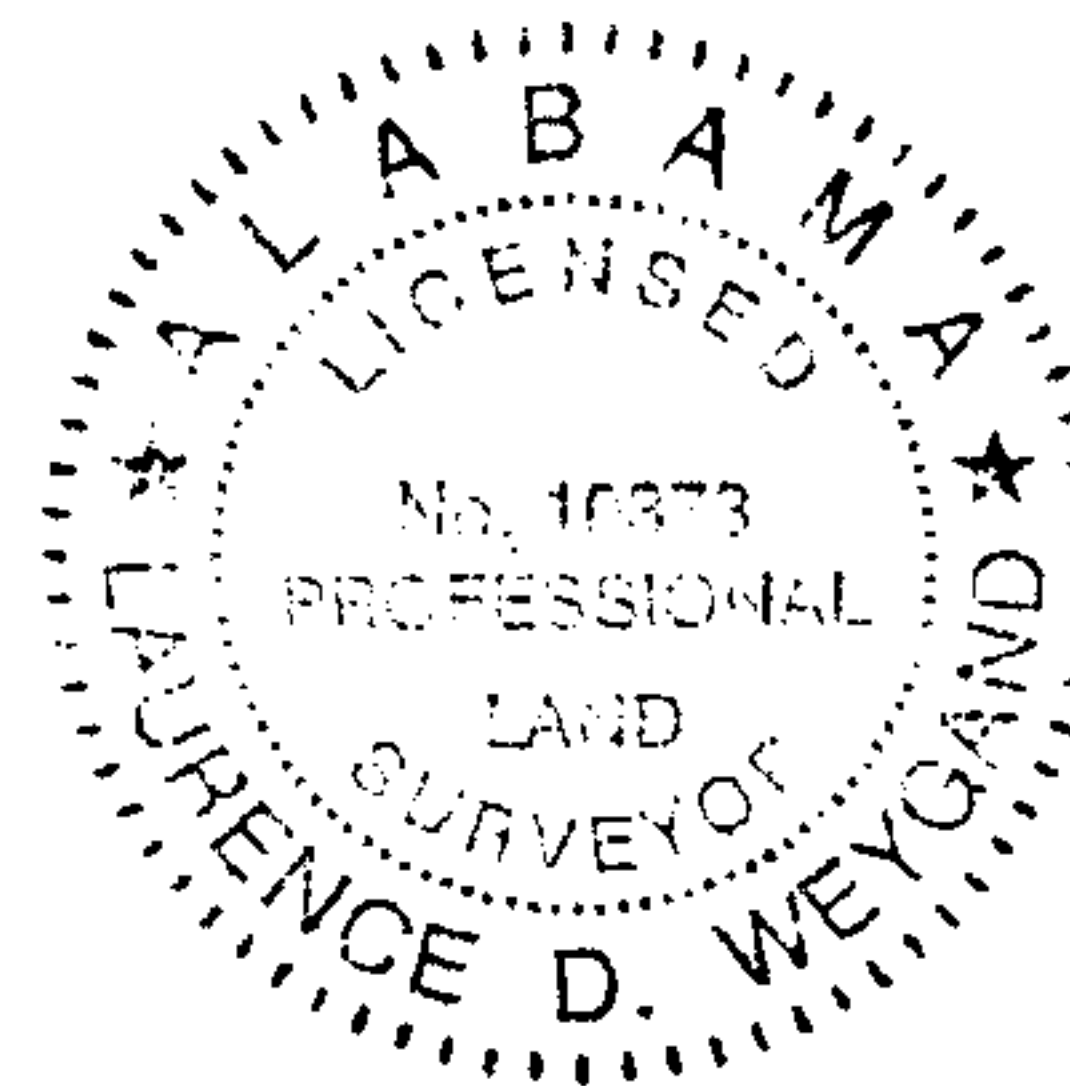
SCALE: 1" = 10'

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LOT 2
STAMPS ESTATES
M.B. 7, PG. 61 SHELBY CO., AL



LOT 24
WILLOWBROOK, LTD.
M.B. 11, PG. 48
SHELBY CO., AL



Shelby County, AL 10/02/2006
State of Alabama

Deed Tax: \$3.00

State of Alabama)
Shelby County)

BOUNDARY LINE SURVEY

I, Laurence D. Weygand, a registered Engineer-Land Surveyor, certify that I have surveyed the land shown hereon and described below; that I have consulted the Federal Insurance Administration Flood Hazard Boundary Map and found that this property is not located in a special flood hazard area; that I hereby state that all parts of this survey and drawing have been completed in accordance with current requirements of the standards of Practice for Surveying in the State of Alabama to the best of my knowledge, information and belief; Note: (a) No title search of the public records has been performed by this firm and land shown hereon was not abstracted for easements and/or rights-of way, recorded or unrecorded. The parcel shown hereon is subject to setbacks, easements, zoning, and restrictions that may be found in the public records of said county and/or city. (b) All bearings and/or distances are deed/record map and actual unless otherwise noted. (c) Underground portions of foundations, footings, or other underground structures were not located unless otherwise noted. We do not look for underground sewers or flip manhole covers. (d) The shown north arrow is based on an assumed bearing from a well defined line; and that the correct description is as follows:

Part of Lot 24, Willowbrook, as recorded in the Office of the Judge of Probate, Shelby County, Alabama, in Map Book 11, Page 48, being more particularly described as follows:

Beginning at an existing cross cut in concrete being the locally accepted Southeast corner of said Lot 24, run in a Northerly direction along the East line of said Lot 24 for a distance of 52.21' to an existing iron rebar set by Weygand; then turn an angle to the left of 84° 09' 14" and run in a Northwesterly direction for a distance of 24.11 feet to an existing iron rebar set by Weygand; then turn an angle to the right of 19° 57' 08" and run in a Southwesterly direction for a distance of 29.86 feet to an existing iron rebar set by Weygand; then turn an angle to the left of 36° 43' 52" and run in a Southerly direction for a distance of 3.0 feet to a point on the South line of said Lot 24; then turn an angle to the left of 89° 56' 21" and run in an Easterly direction along the South line of said Lot 24 for a distance of 49.91 feet, more or less, to the point of beginning. Containing 1,880 square feet, more or less.

According to my survey of: SEPT. 28, 2006
Order No.: 10932
Purchaser: GOLDEN
Address: _____
Floor Zone: "X" MAP # 01117C 0090D
Survey invalid if not sealed in red

Laurence D. Weygand
Laurence D. Weygand
Reg. P.E. - L. S. #10373
Ray Weygand, Reg. L.S. #24973
169 Oxmoor Road PH: 942-0086
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