



20071017000481990 1/3 \$18.00  
Shelby Cnty Judge of Probate, AL  
10/17/2007 09:21:12AM FILED/CERT

**This Document Prepared By:**

John B. Hand  
2651 Chandalar Lane  
Pelham, Alabama 35124

**After Recording Send Tax Notice To:**

Barbara A. Hand  
2651 Chandalar Lane  
Pelham, Alabama 35124

Assessor's Parcel Number: 13-1-01-3-004-034-000

**QUITCLAIM DEED**

TITLE OF DOCUMENT

STATE OF ALABAMA

KNOW ALL MEN BY THESE PRESENTS:

Shelby COUNTY

THAT in consideration of ONE AND NO/100 DOLLAR (\$1.00), to the undersigned grantor (whether one or more), in hand paid by the grantee herein, the receipt whereof is acknowledged, I or we, **John B. Hand, an unmarried man and Barbara A. Hand, an unmarried woman, who acquired title as husband and wife**, (herein referred to as grantor, whether one or more), do hereby remise, release, quitclaim and convey to: **Barbara A. Hand, an unmarried woman as her sole and separate property**, (herein referred to as grantee, whether one or more), the following described real estate, situated in Shelby County, Alabama, to wit:

SEE EXHIBIT "A" ATTACHED HERETO AND BY THIS REFERENCE MADE A PART HEREOF.

COMMONLY known as: 2651 Chandalar Lane, Pelham, Alabama 35124

Source of Title Ref.: Deed: Recorded May 29, 1996; BK 5, PG 106

TO have and to hold to the said grantee, his, her or their heirs and assigns forever.

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

is homestead property of the said Grantor

is **NOT** homestead property of the said Grantor

Purchase Price is \$10.00

Deed is removing spouse from title, 1/2 value of property is \$65,700

and proceeds from mortgage being filed simultaneously with deed.

"\$65,700 of the consideration was paid by a mortgage being filed simulatenously"



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IN WITNESS WHEREOF, **John B. Hand** and **Barbara A. Hand** have hereunto set my (our) hand(s) and seal(s), this 6<sup>th</sup> day of July, 2006.

John B Hand  
John B. Hand

Barbara A Hand  
Barbara A. Hand

General Acknowledgement

STATE OF Alabama  
Shelby COUNTY

I, Debra Wagent a Notary Public in and for said County, in said State, hereby certify that **John B. Hand and Barbara A. Hand**, whose name(s) is/are signed to the foregoing conveyance and who is/are known to me, acknowledged before me on this day, that, being informed of the contents of the above and foregoing conveyance, he/she/they executed the same voluntarily on the day the same bears date.

NOTARY STAMP/SEAL

Given under my hand and official seal of office this 6<sup>th</sup> day of July, 2006.

July 6, 2006

NOTARY PUBLIC  
My Commission Expires: \_\_\_\_\_

Debra Wagent  
NOTARY

my Commission Expires 8-12-06



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**LEGAL DESCRIPTION:**

LAND REFERRED TO IN THIS COMMITMENT IS DESCRIBED AS ALL THAT CERTAIN PROPERTY SITUATED IN CITY OF PELHAM IN THE COUNTY OF SHELBY, AND STATE OF AL AND BEING DESCRIBED IN A DEED DATED 05/13/1996 AND RECORDED 05/29/1996 AS INSTRUMENT NUMBER 1996-17360 AMONG THE LAND RECORDS OF THE COUNTY AND STATE SET FORTH ABOVE, AND REFERENCED AS FOLLOWS:

LOT 69, ACCORDING TO THE SURVEY OF CHANDALAR SOUTH, FIRST SECTOR, AS RECORDED IN MAP BOOK 5, PAGE 106, IN THE PROBATE OFFICE OF SHELBY COUNTY, ALABAMA.

PARCEL NO. 58-13-1-01-3-004-034.000