

20071221000575300 1/3 \$188.00  
Shelby Cnty Judge of Probate, AL  
12/21/2007 01:46:29PM FILED/CERT

**This Document Prepared By:**

Jimmie D. Lunsford  
1412 Highway Circle, #304  
Calera, Alabama 35040

Shelby County, AL 12/21/2007  
State of Alabama

Deed Tax: \$170.00

**~~After Recording Send Tax Notice To:~~**

Jimmie and Charleen Lunsford  
1412 Highway Circle, #304  
Calera, Alabama 35040

Return to:  
Recording Department  
First American Lenders Advantage  
1801 Lakepointe Drive, Suite 111  
Lewisville, TX 75057  
(469) 322-2500

Assessor's Parcel Number: 4060537

**QUITCLAIM DEED**  
TITLE OF DOCUMENT

4060537-GV

STATE OF ALABAMA

KNOW ALL MEN BY THESE PRESENTS:

Shelby COUNTY

Value of Property \$170,000

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, **Jimmie D. Lunsford and Charleen Lunsford, who acquired title incorrectly as Charlene Lunsford, husband and wife**, (herein referred to as grantor, whether one or more), do hereby remise, release, quitclaim and convey to: **Jimmie D. Lunsford and Charleen Lunsford, husband and wife, as joint tenants with right of survivorship**, (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: 1412 Highway Circle, #304, Calera, Alabama 35040

Source of Title Ref.: Deed: Recorded April 27, 1994; BK 1994, PG 13780

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):

X is homestead property of the said Grantor

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

When recorded mail to:  
First American Title Insurance Co.,  
Lenders Advantage  
1100 Superior Avenue, Suite 200  
Cleveland, Ohio 44114  
ATTN: NATIONAL RECORDINGS

IN WITNESS WHEREOF, **Jimmie D. Lunsford** and **Charleen Lunsford** have hereunto set my  
(our) hand(s) and seal(s), this 19<sup>th</sup> day of April, 2006.

Jimmie D. Lunsford  
Jimmie D. Lunsford

Charleen Lunsford  
Charleen Lunsford

General Acknowledgement

STATE OF Alabama  
Shelby COUNTY

I, Linda Malone a Notary Public in and for said  
County, in said State, hereby certify that **Jimmie D. Lunsford and Charleen Lunsford**, 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  
19 day of April, 2006.

Linda H. Malone

NOTARY PUBLIC  
My Commission Expires: 8/17/2009

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Form No. 3301(6/00)  
Short Form Commitment, EAGLE

ORDER NO:  
FILE NO: 0601002096  
LENDER REF: 0063911465

**Exhibit "A"**

The land referred to in this policy is situated in the **STATE OF Alabama**  
**COUNTY OF Shelby**, and described as follows:

Begin at the Southwest corner of the SE  $\frac{1}{4}$  of the SW  $\frac{1}{4}$  of Section 3,  
Township 22 South, Range 2 West, and run North 03 degrees 30 minutes  
West Along the West  $\frac{1}{4}$ - $\frac{1}{4}$  Section line same line 210 feet; thence turn  
North 87 degrees 30 minutes East 210 feet; thence turn South 03 degrees  
30 minutes West 210 feet to the point of beginning of the following  
described land being in Shelby County, Alabama.

Being the same property conveyed to the Grantee(s) by deed from  
Bertha Glass, dated 4/22/94 and recorded 4/27/94 in Deed Book  
1994, Page 13780.