

20081105000429000 1/1 \$71.00
Shelby Cnty Judge of Probate, AL
11/05/2008 01:04:14PM FILED/CERT

Shelby County, AL 11/05/2008
State of Alabama
Deed Tax: \$60.00

This instrument was prepared by:
J. Timothy Smith, Attorney-at-Law
3225 Lorna Road
Hoover, Alabama 35216

Send tax notice to:
Michael and Leighann Smith (Grantee)
1029 Ryecroft Cir.
Pelham, AL 35124

STATE OF ALABAMA §
SHELBY COUNTY §

\$60,000.
M.E.S.

QUITCLAIM DEED

KNOW ALL MEN BY THESE PRESENTS, That in consideration of the sum of FIVE HUNDRED AND no/100 DOLLARS (\$500.00) and other good and valuable consideration to the undersigned grantor or grantors in hand paid by the grantee or grantees herein, the receipt of whereof is acknowledged, I, MICHAEL E. SMITH (hereinafter referred to as Grantor), a married person, do grant, bargain, sell, and convey unto MICHAEL E. SMITH and CAROL LEIGHANN SMITH (hereinafter referred to as Grantees), both married persons, the following described real estate, situated in Shelby County, Alabama:

Lot 88, in Block 1, according to the Survey of Cahaba Valley Estates Fifth Sector as recorded in Map Book 6, Page 4, in the Office of the Judge of Probate of Shelby County, being situated in Shelby County, Alabama. Subject to: Easements, restrictive covenants and right of ways as shown by the public records; ad valorem taxes for the current tax year are a lien, due and payable but not yet delinquent, and any subsequent years.

This conveyance is done between husband and wife; therefore, no title search or examination has been performed.

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

IN WITNESS WHEREOF, I have hereto set my hand and seal this the 9th day of August, 2008.

Michael E. Smith
MICHAEL E. SMITH (Grantor)

STATE OF ALABAMA §
SHELBY COUNTY §

I, the undersigned authority, a Notary Public in and for said County in said State, hereby certify that MICHAEL E. 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 conveyance, he executed the same voluntarily on the day the same bears date.

Given under my hand and official seal this 9th day of August, 2008.

Kathleen O'Connor
Notary Public (Comm. Exp. 07/28/10)