



20091117000427620 1/3 \$102.00
Shelby Cnty Judge of Probate, AL
11/17/2009 01:02:13 PM FILED/CERT

Shelby County, AL 11/17/2009

State of Alabama

Deed Tax : \$85.00

This Document Prepared By:

Frank A. Combs, III
2612 Royal Court
Pelham, Alabama 35124

After Recording Send Tax Notice To:

Frank A. Combs, III
2612 Royal Court
Pelham, Alabama 35124

Assessor's Parcel Number: 131020001003010
Fair Market Value: \$ 84,900.00

QUITCLAIM DEED
TITLE OF DOCUMENT

STATE OF ALABAMA

KNOW ALL MEN BY THESE PRESENTS:

SHELBY COUNTY

THAT in consideration of ONE AND NO/100 DOLLARS (\$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, **Frank A. Combs, III, an unmarried man, and Chantal M. Combs, 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: **Frank A. Combs, III, an unmarried man**, (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: 2612 Royal Court, Pelham, Alabama 35124

Source of Title Ref.: Deed: Recorded April 30, 1993; Doc. No. 1993-12154

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

#1943377
Recording Requested By & Return To:
Chicago Title ServiceLink Division
4000 Industrial Blvd
Aliquippa, PA 15001

(3)

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IN WITNESS WHEREOF, **Frank A. Combs, III** and **Chantal M. Combs** have hereunto set my (our) hand(s) and seal(s), this 1st day of October, 2009.

Frank A. Combs, III
Frank A. Combs, III

Chantal M. Combs
Chantal M. Combs

General Acknowledgement

STATE OF ALABAMA

SHELBY COUNTY

I, Frances W. Gable a Notary Public in and for said County, in said State, hereby certify that **Frank A. Combs, III and Chantal M. Combs**, 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
1st day of October, 2009.

Frances W. Gable
NOTARY PUBLIC
My Commission Expires: April 29, 2011



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EXHIBIT "A"
LEGAL DESCRIPTION

ALL THAT PARCEL OF LAND SITUATE IN THE COUNTY OF SHELBY AND STATE OF ALABAMA, BEING KNOWN AND DESIGNATED AS LOT 9 AND PARCEL OF LAND LAYING WEST OF LOT 9, ACCORDING TO THE SURVEY OF ROYAL OAKS, FOURTH SECTOR, UNIT II, AS SET FORTH IN MAP BOOK 9 PAGE 146, METES AND BOUNDS PROPERTY.