

\$20,000.00 DNS

This instrument was prepared by:
Stella Tipton, Esq.
2363 Lakeside Dr.
Birmingham, Alabama 35244

Send Tax Notice to:

Nick Smelcer
1217 Narrows Point Neck
Birmingham, AL 35242

TITLE NOT EXAMINED

QUIT CLAIM DEED

STATE OF ALABAMA)
)
COUNTY OF SHELBY)

KNOW ALL PERSONS BY THESE PRESENTS:

That for and inconsideration of the sum of Ten Dollars (\$10.00), and other good and valuable consideration in hand paid to **Ben Smelcer a/k/a Benjamin Smelcer, an unmarried and single man** (hereinafter called the Grantor), the receipt whereof is hereby acknowledged, the Grantor, hereby RELEASES, QUITCLAIMS, GRANTS, SELLS, AND CONVEYS to **David Nicholas Smecler**, (hereinafter called Grantee), all of the Grantor's right, title interest, and claim in and to the following described real estate, situation in Shelby Alabama, to wit:

Lot 35, according to the Survey of Bear Creek Ridge Subdivision-Sector 3, as recorded in Map Book 35 page 59 in the Probate Office of Shelby County, Alabama

The preparer has rendered no opinion as to the accuracy of said description or the status of the title of the land conveyed or the necessity to quit claim the property.

TO HAVE AND TO HOLD to said GRANTEE forever.

Given under my hand and seal, this the 3rd day of July, 2009.

Ben Smelcer
Grantor, Ben Smelcer a/k/a
Benjamin Smecler

STATE OF ALABAMA)
COUNTY OF SHELBY)

I, the undersigned, a Notary Public in and for said County in said State, hereby certify that Ben Smelcer a/k/a Benjamin Smecler whose name is signed to the foregoing conveyance, and 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 the 3rd day of July, 2009.

[Signature]
Notary Public
My Commission Expires: 2/7/2011

Shelby County, AL 01/08/2010

State of Alabama

Deed Tax : \$20.00



20100108000008760 1/1 \$31.00
Shelby Cnty Judge of Probate, AL
01/08/2010 03:38:36 PM FILED/CERT