

This Document Prepared By:

Fair Market Value of Property: \$79,000.00

Atty. Hugh Fitzpatrick
New England Title
841 Main Street
Tewksbury, MA 01876

mail tax statement to:
Christopher Scoggins
519 Buck Creek Lane
Alabaster, AL 35007

~~Return To:~~

Title Source, Inc.
1450 West Long Lake
Suite 400
Troy, Michigan 48098

QUITCLAIM DEED

THE STATE OF ALABAMA
SHELBY COUNTY

Recording Requested by &
When Recorded Return To:
US Recordings, Inc.
2925 Country Drive Ste 201
St. Paul, MN 55117

45649888
①

Know All Men by These Presents:

70142787
REC-15+

TOTAL CONSIDERATION ON PROPERTY IS \$500.00 OR LESS;
That for and in consideration of the sum of One and xx/100 (\$1.00) Dollars in hand paid
to the undersigned the receipt whereof is hereby acknowledged, the undersigned
CHRISTOPHER SCOGGINS a married man, (hereinafter called Grantor)

hereby remises, releases, quitclaims, grants, sells, and conveys to Christopher Scoggins
and Catherine Scoggins, husband and wife, with an address of 519 Buck Creek Ln,
Alabaster, AL 35007-7040, (hereinafter called Grantee) all his right, title, interest and
claim in or to the following described real estate, situated in Shelby County, Alabama, to-
wit:

Tax ID Number(s): 231113003022000

Land situated in the County of Shelby in the State of AL

LOT 22, ACCORDING TO THE SURVEY OF BUCK CREEK LANDING, AS
RECORDED IN MAP BOOK 20, PAGE 136, IN THE OFFICE OF THE JUDGE
OF PROBATE OF SHELBY COUNTY, ALABAMA.

Commonly known as: 519 Buck Creek Lane, Alabaster, AL 35007


Prior Recorded Doc. Ref: Deed from PHILLIP A. POWELL and KRISTIN POWELL
BY THEIR ATTORNEY IN FACT NEIL FLOWERS to CHRISTOPHER SCOGGINS
dated June 30, 2004 and recorded August 12, 2004, Instrument/Case No.
200408120000453450

Fair Market Value 79,000.00
- Mortgage Loan Amt 151,607.00
= taxable amount - 0 -

All the above consideration
was paid for by the Mortgage
signed simultaneously.

To have and to hold the said Grantee forever.

Given under my hand and seal, this 07 day of Dec, 2009


 (LS)
CHRISTOPHER SCOGGINS

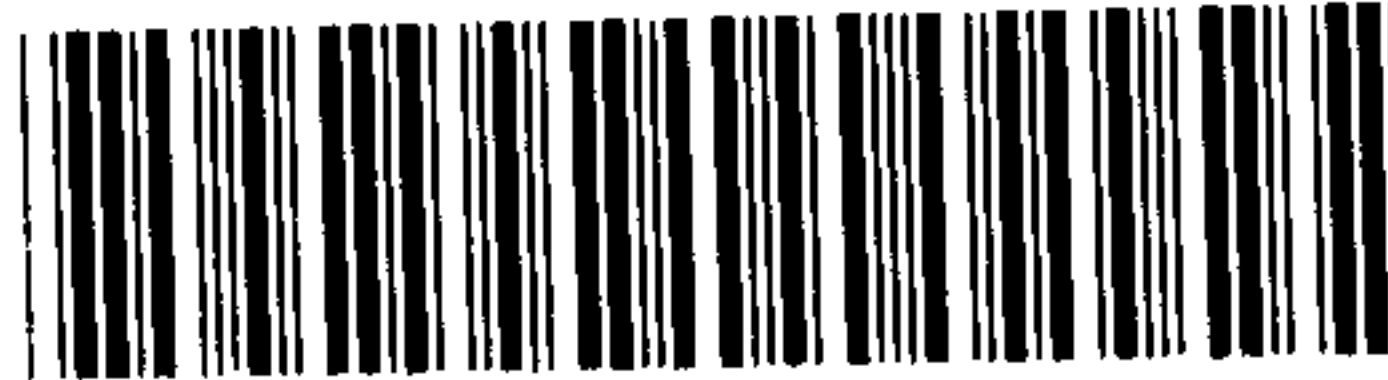
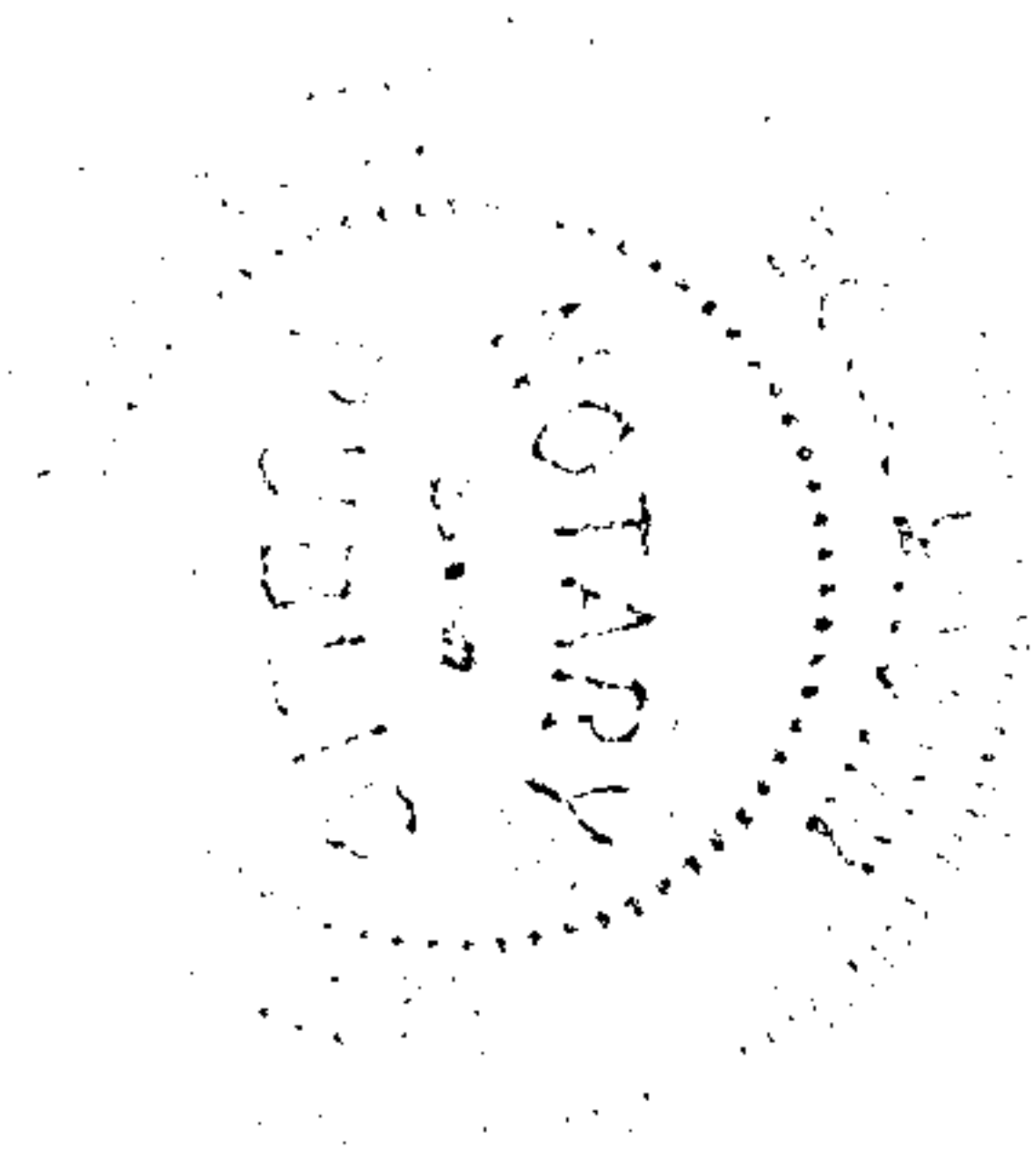
THE STATE OF ALABAMA

SHELBY COUNTY

I, Bona Brown, a Notary Public, in and for said County in said State, hereby certify that, CHRISTOPHER SCOGGINS, 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 this the 07 day of Dec, 2009


Notary Public 05706/10
BONA BROWN



+U01065290+

1632 12/18/2009 76142787/1