

This Instrument was prepared by:
Attorney Douglas H. Scofield
P O BOX 275
CHELSEA, AL 35043

**Entire consideration is being paid through
a mortgage being recorded simultaneously
herewith.

QUITCLAIM DEED

**STATE OF ALABAMA
SHELBY COUNTY**

Value = \$ 153,000.00

Know All Men by These Presents: That for and in consideration of the sum of Ten Dollars and 00/100 (\$10.00) and other good and valuable considerations in hand paid to the undersigned, **Duane Downer, an unmarried man and Leslie Downer, aka Leslie Dawn Butler, an unmarried woman, formerly Husband and Wife ("Grantors")**, the receipt which is hereby acknowledged, the undersigned "Grantors", hereby remise, release, quitclaim, grant, sell and convey to **Duane D. Downer, (Grantee)**, any and all right, title, interest and claim they have or may have in or to the following described real estate, situated in **SHELBY County, Alabama**, to wit:

LOT 67, ACCORDING TO THE MAP OF HIDDEN FOREST AS RECORDED IN MAP BOOK 35, PAGE 117 IN THE PROBATE OFFICE OF SHELBY COUNTY, ALABAMA.

ADDRESS: 3153 Hidden Forrest Cove Montevallo, AL 35115

PARCEL ID# : 23-7-35-0-006-067.000

Together with any and all buildings and improvements erected or hereinafter erected thereon.

Together with all and singular the rights, members, privileges, hereditaments, easements and appurtenances thereunto belonging or in anywise appertaining.

To have and to hold unto the said Grantees forever.

Given under my hand and seal this the 26th day of April, 2010.

x [Signature]
Duane Downer
x [Signature]
Leslie Downer, aka Leslie Dawn Butler

ACKNOWLEDGMENT

**STATE OF ALABAMA
JEFFERSON COUNTY**

I, **LARA S. WALDEN**, a Notary Public in and for said county and state, hereby certify that **Duane Downer, an unmarried man, and Leslie Downer, aka Leslie Dawn Butler, an unmarried woman**, whose names are signed to the foregoing conveyance, and who are known to me, acknowledged before me on this day that, being informed of the contents of said conveyance, they executed the same voluntarily on the day the same bears date.

Given under my hand and seal this the 26th day of April, 2010.

[Signature]
Notary Public: **Lara S. Walden**
My Commission Expires: **06/09/2012**