



20110928000287730 1/2 \$15.50  
Shelby Cnty Judge of Probate, AL  
09/28/2011 02:57:07 PM FILED/CERT

34-20

**TITLE NOT REVIEWED**

*Send tax notice to:*

*This instrument was prepared by:*

Sylvion S. Moss, Esq.  
Galloway & Scott, LLC  
2200 Woodcrest Place, Suite 310  
Birmingham, Alabama 35209

Shelby County, AL 09/28/2011  
State of Alabama  
Deed Tax: \$.50

**QUITCLAIM DEED**

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STATE OF ALABAMA )

:

SHELBY COUNTY )

**KNOW ALL MEN BY THESE PRESENTS**

That in consideration of **Ten and 00/100 Dollars (\$10.00)** and other good and valuable consideration, the receipt and sufficiency of which is hereby acknowledged, to the undersigned grantor in hand paid by the grantees herein,

**MICHAEL FINLAYSON,**  
*an unmarried man*

(referred to hereinafter as "Grantor") does hereby remise, release and quitclaim all of its right, title and interest in the following described real property (and all improvements thereon) to:

**JAMES F. THRASHER, JR.,**  
*an individual*  
(referred to hereinafter as "Grantee")

Such real property is more particularly described as:

Lot 6, Block 4, according to the Survey of Sunny Meadows, as recorded in Map Book 8, Page 18 A, having an address of 3221 Garden Lane, Birmingham, AL 35242, and Parcel Identification Number 10-6-14-0-002-036 (the "Property").

TO HAVE AND TO HOLD to said Grantee forever.

Grantor affirms and warrants that since March 8, 2010, when he purchased a purported tax interest in the Property he has not voluntarily sold, assigned, mortgaged or otherwise transferred such interest except as conveyed by this instrument, and he has no actual or constructive knowledge of any involuntary transfers of such interest.


IN WITNESS WHEREOF, I have set my hand and seal, this 28<sup>th</sup> day of September, 2011.


 (Seal)  
Michael Finlayson

STATE OF ALABAMA )  
:  
JEFFERSON COUNTY )

I, the undersigned notary for said County and in said State, hereby certify that Michael Finlayson, whose name is signed to the foregoing instrument, and who is known to me, acknowledged before me on this day that, being informed the contents of said instrument, he executed the same voluntarily on the day the same bears date.

Given under my hand and official seal this 28<sup>th</sup> day of September, 2011.

  
Notary Public:  
My Commission Expires: 8/9/15

  
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