

This instrument was prepared without
benefit of title evidence or survey by:

William R. Justice
P. O. Box 587
Columbiana, Alabama 35051

Grantee's address:
160 Chow Drive
Sterrett, AL 35147

7/9/12.00

QUITCLAIM DEED - JOINT TENANTS WITH RIGHT OF SURVIVORSHIP

THE STATE OF ALABAMA,
SHELBY COUNTY

KNOW ALL MEN BY THESE PRESENTS, that as a distribution of the real property jointly owned by the parties as inherited from John T. Hudgins, deceased, Betty J. Hudgins, unmarried; Sandra Armstrong, unmarried; Stacy Wood, married; and Sheila Spates, married (hereinafter called GRANTORS), hereby release, quitclaim, grant, sell, and convey to Betty J. Hudgins and Sandra Armstrong (hereinafter called GRANTEES), for and during their joint lives and upon the death of either of them, then to the survivor of them in fee simple, together with every contingent remainder and right of reversion, all right, title, interest, and claim in or to the following described real estate, situated in Shelby County, Alabama, to-wit:

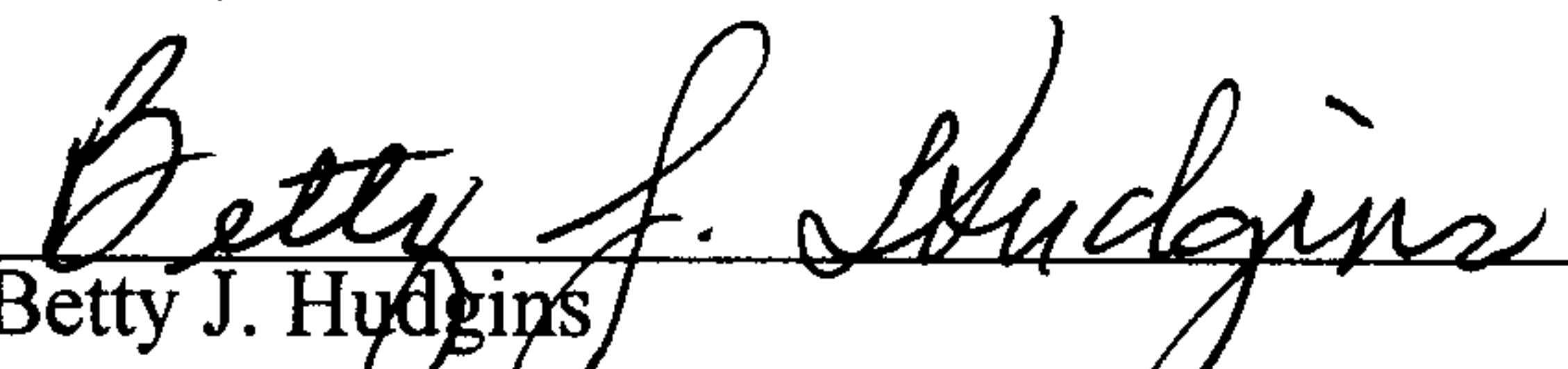
All that part of the NE $\frac{1}{4}$ of the NE $\frac{1}{4}$ of Section 4, Township 20 South, Range 1 West, that lies East of the right-of-way of County Highway #39, and South of a formerly unnamed dirt and gravel road, which is now known as Day Springs Drive, situated in Shelby County, Alabama.

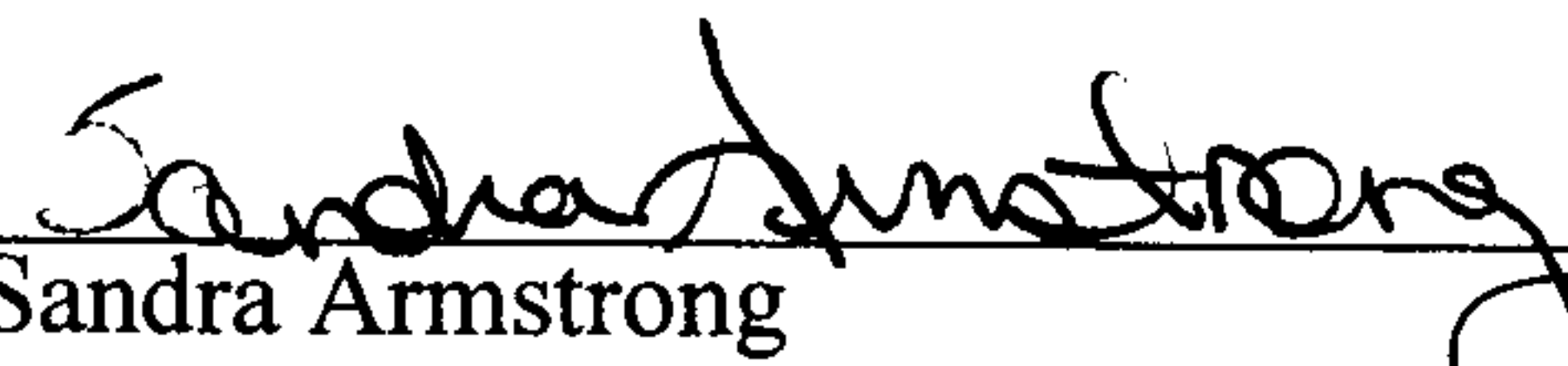
The above described property does not constitute any portion of the homestead of GRANTORS or GRANTORS' spouses.

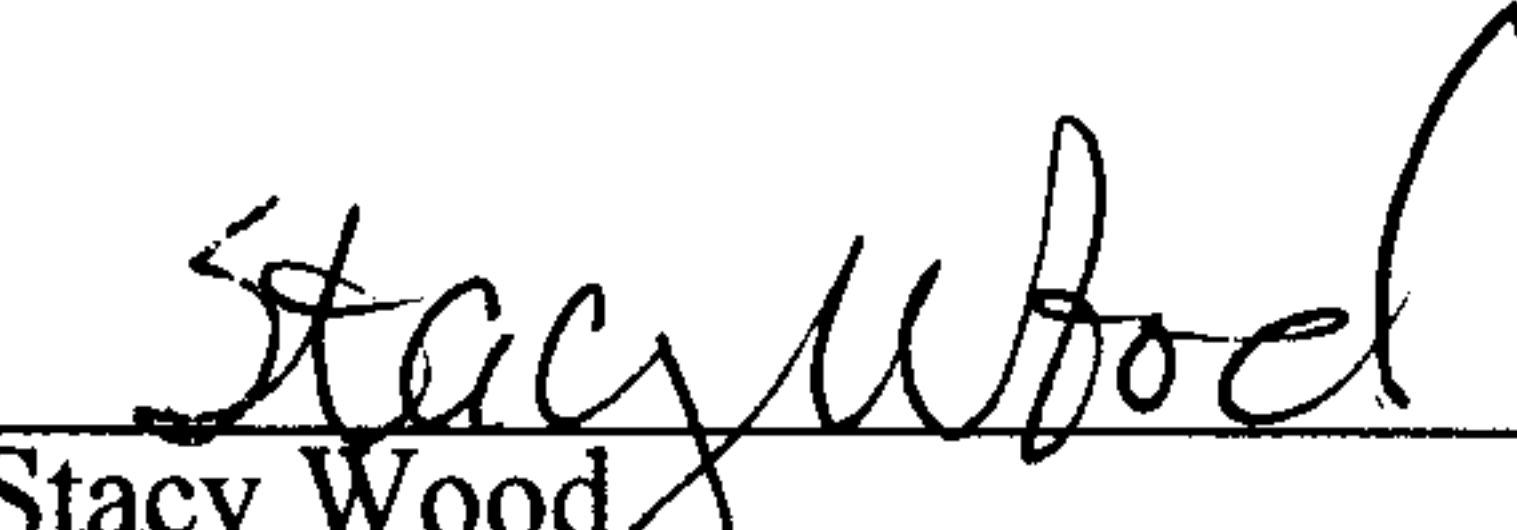
GRANTORS are the sole heirs at law of John T. Hudgins, who died intestate on June 23, 2012. GRANTOR Betty J. Hudgins is his surviving spouse and GRANTORS Sandra Armstrong, Stacy Wood, and Sheila Spates are his surviving children. He had no other children who may have predeceased him.

TO HAVE AND TO HOLD to said GRANTEES for and during their joint lives and upon the death of either of them, then to the survivor of them in fee simple, and to the heirs and assigns of such survivor forever, together with every contingent remainder and right of reversion.


Given under the hand and seal of GRANTORS, this 13th day of July, 2012.


Betty J. Hudgins


Sandra Armstrong


Stacy Wood

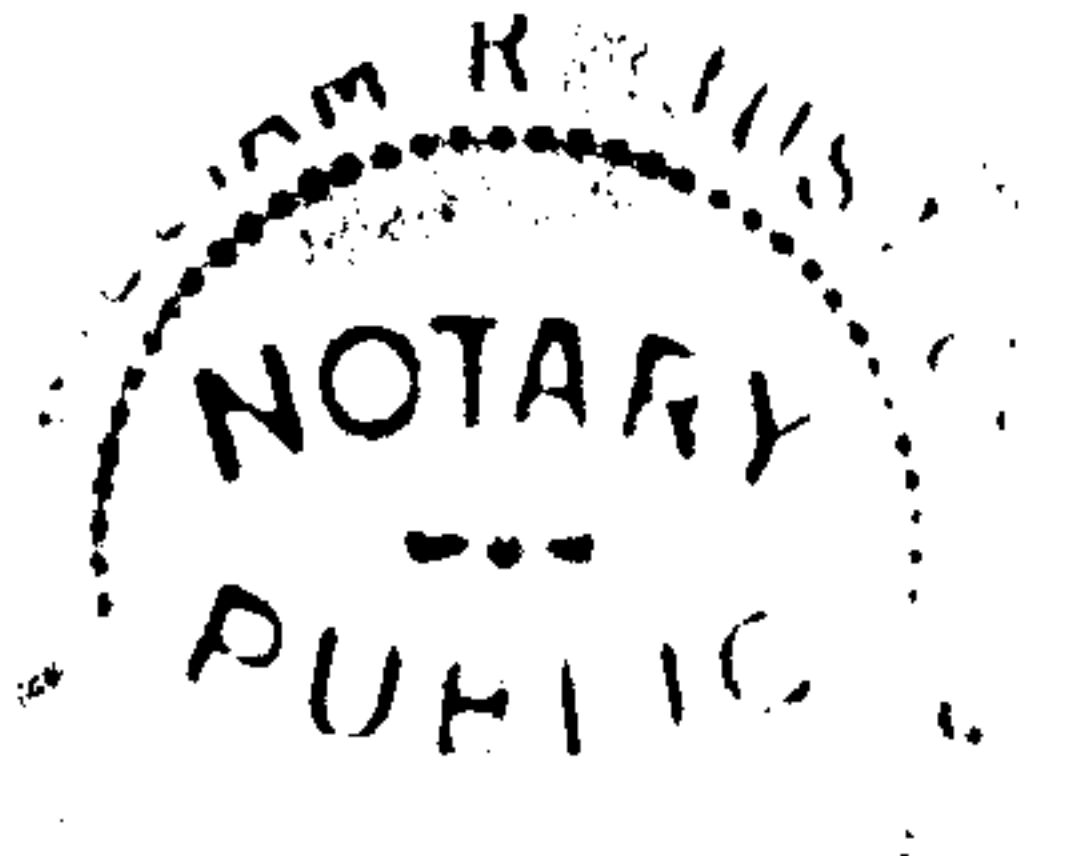

Sheila Spates

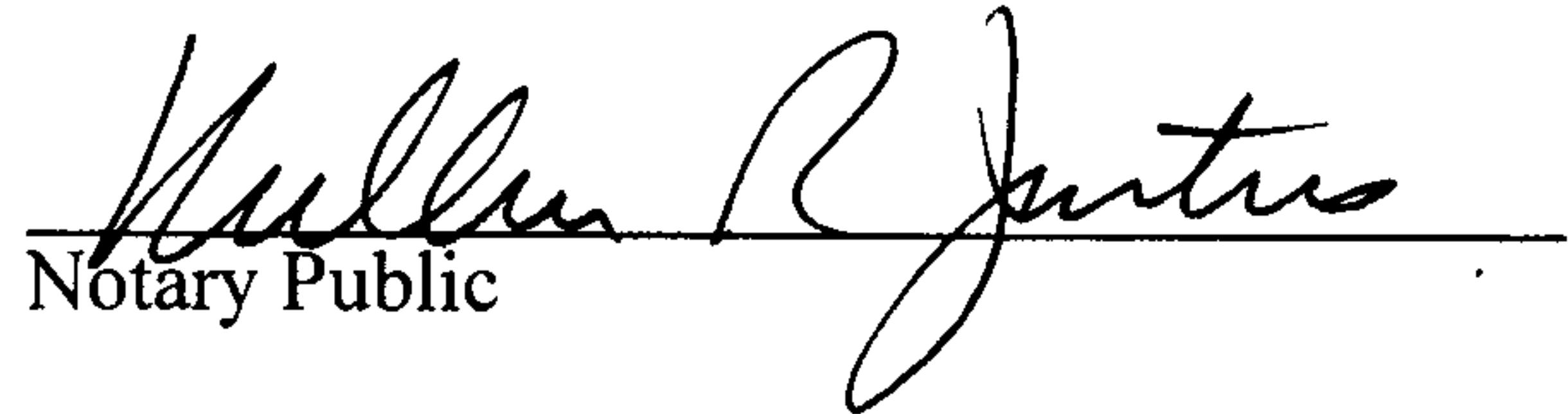

20120713000250200 1/2 \$24.00
Shelby Cnty Judge of Probate, AL
07/13/2012 10:10:47 AM FILED/CERT

THE STATE OF ALABAMA
SHELBY COUNTY

I, the undersigned authority, a Notary Public in and for said County, in said State, hereby certify that Betty J. Hudgins; Sandra Armstrong; Stacy Wood; and Sheila Spates, 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 the conveyance, they executed the same voluntarily on the day the same bears date.

Given under my hand and official seal this 13th day of July, 2012.




Notary Public



20120713000250200 2/2 \$24.00
Shelby Cnty Judge of Probate: AL
07/13/2012 10:10:47 AM FILED/CERT

Shelby County, AL 07/13/2012
State of Alabama
Deed Tax:\$7.00