

THIS INSTRUMENT PREPARED BY:  
ELIZABETH A. ROLAND  
ELIZABETH A. ROLAND, P.C.  
267 VILLAGE PARKWAY  
HELENA, AL 35080-4028

NO TITLE EXAMINATION  
PERFORMED BY THIS  
ATTORNEY AND NO SURVEY  
EXAMINED.

**QUITCLAIM DEED**

STATE OF ALABAMA }  
SHELBY COUNTY }

KNOW ALL MEN BY THESE PRESENTS, that for and in consideration of the sum of Ten Dollars (\$10.00) and other good and valuable consideration in hand paid to the undersigned, the receipt whereof is hereby acknowledged, the undersigned **CAROL LEIGHANN SMITH**, a married woman, and **MICHAEL E. SMITH**, a married man (hereinafter referred to as Grantors), hereby remise, release, quit claim, grant, sell, and convey to **MICHAEL E. SMITH**, a married man, (hereinafter referred to as Grantee) all their rights, titles, interests and claims in or to the following described real estate, situated in Shelby County, Alabama to-wit:

Lot 88, in Block 1, according to the Survey of Cahaba Valley Estates Fifth Sector as recorded in Map Book 6, Page 4, in the Office of the Judge of Probate of Shelby County; being situated in Shelby County, Alabama. Subject to: Easements, restrictive covenants and right of ways as shown by the public records; ad valorem taxes for the current tax year are not yet due or payable.

This property is not the homestead of either of the Grantors.

TO HAVE AND TO HOLD unto the said GRANTEE, his heirs and assigns forever.

Given under my hand and seal, this the 19 day of July, 2012.



20120816000303430 1/3 \$86.50  
Shelby Cnty Judge of Probate, AL  
08/16/2012 11:09:16 AM FILED/CERT

*Carol Leighann Smith*  
CAROL LEIGHANN SMITH

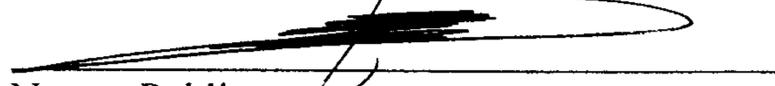
*Michael E. Smith*  
MICHAEL E. SMITH

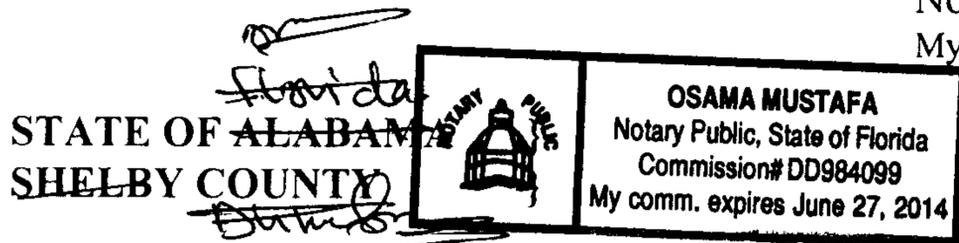
STATE OF Florida }  
Dund COUNTY }

Shelby County, AL 08/16/2012  
State of Alabama  
Deed Tax: \$68.50

I, the undersigned authority, a Notary Public, in and for said County, in said State, hereby certify that **CAROL LEIGHANN SMITH**, a married woman, 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 conveyance she has executed the same voluntarily on the day the same bears date.

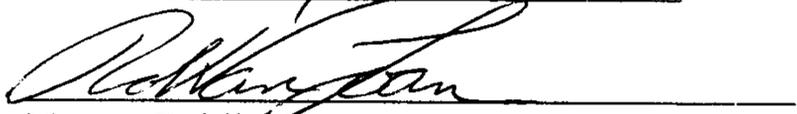
Given under my hand and official seal this 4th day of August, 2012.

  
Notary Public  
My Commission Expires: 06/27/2014

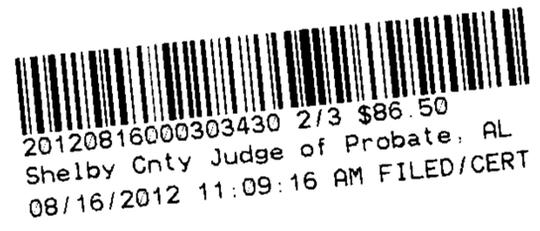


I, the undersigned authority, a Notary Public, in and for said County, in said State, hereby certify that **MICHAEL E. SMITH**, a married man, whose name is signed to the foregoing conveyance, and who is known to me, acknowledged before me on this day, that being informed of the contents of conveyance he has executed the same voluntarily on the day the same bears date.

Given under my hand and official seal this 19th day of July, 2012.

  
Notary Public  
My Commission Expires: Feb. 15, 2015

SEND TAX NOTICE TO  
MICHAEL E. SMITH  
208 WARWICK LANE  
ALABASTER, AL 35007



Real Estate Sales Validation Form

This Document must be filed in accordance with Code of Alabama 1975, Section 40-22-1

Grantor's Name ~~Michael~~ Carol Leighann Smith
Mailing Address 208 Warwick Lane
Alabaster, AL 35007

Grantee's Name Michael E. Smith
Mailing Address 208 Warwick Lane
Alabaster, AL 35007

Property Address 1029 Ryecroft Circle
Pelham, AL 35124

Date of Sale 7-19-12
Total Purchase Price \$
or
Actual Value \$
or
Assessor's Market Value \$ 136,700

Half Value \$68350.

The purchase price or actual value claimed on this form can be verified in the following documentary evidence: (check one) (Recordation of documentary evidence is not required)

- Bill of Sale
Sales Contract
Closing Statement
Appraisal
Other Tax assessment

If the conveyance document presented for recordation contains all of the required information referenced above, the filing of this form is not required.

Instructions

Grantor's name and mailing address - provide the name of the person or persons conveying interest to property and their current mailing address.

Grantee's name and mailing address - provide the name of the person or persons to whom interest to property is being conveyed.

Property address - the physical address of the property being conveyed, if available.

Date of Sale - the date on which interest to the property was conveyed.

Total purchase price - the total amount paid for the purchase of the property, both real and personal, being conveyed by the instrument offered for record.

Actual value - if the property is not being sold, the true value of the property, both real and personal, being conveyed by the instrument offered for record. This may be evidenced by an appraisal conducted by a licensed appraiser or the assessor's current market value.

If no proof is provided and the value must be determined, the current estimate of fair market value, excluding current use valuation, of the property as determined by the local official charged with the responsibility of valuing property for property tax purposes will be used and the taxpayer will be penalized pursuant to Code of Alabama 1975 § 40-22-1 (h).

I attest, to the best of my knowledge and belief that the information contained in this document is true and accurate. I further understand that any false statements claimed on this form may result in the imposition of the penalty indicated in Code of Alabama 1975 § 40-22-1 (h).

Date 8-16-12

Print Michael E. Smith

Unattested (verified by) [Signature]

Sign Michael E. Smith (Grantor/Grantee/Owner/Agent) circle one

Form RT-1