

This instrument was provided by:

Mike Atchison  
Attorney at Law, Inc.  
P. O. Box 822  
Columbiana, Alabama 35051

After recording, return to:

Robert Waters  
13076 E. OUTER DR  
DETROIT, MICH.  
48224-2733

STATE OF ALABAMA,  
SHELBY COUNTY

## QUITCLAIM DEED

51 18,980

KNOW ALL MEN BY THESE PRESENTS, That for and in consideration of the sum of FIVE HUNDRED AND 00/100 (\$500.00) and other good and valuable consideration, in hand paid to the undersigned, the receipt whereof is hereby acknowledged, the undersigned, Johnny Waters, a single man, Robert Waters, a single man, Carolyn Palmore, a married woman, Larry Waters Jr, a married man, Benjamin Koyton, a single man, Benita Koyton, a single woman, Rosalind McGinnis, a married woman, hereby remises, releases, quit claims, grants, sells, and conveys to Robert Waters (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:

SEE ATTACHED EXHIBIT A FOR LEGAL DESCRIPTION

The above described property constitutes no part of the homestead of the Grantor.

*This Deed was prepared from data furnished by the Grantee. No Title Examination was requested or undertaken. The preparer of this Instrument has not reviewed the status of Title on this property, has not been employed to do so, and acts only as the drafter of this Instrument.*

TO HAVE AND TO HOLD to said GRANTEE forever.

Given under my hand and seal, this 14<sup>th</sup> day of October, 2011. 2012

Robert Waters  
Robert Waters

Johnny C. Waters  
Johnny Waters

Carolyn Palmore  
Carolyn Palmore

Larry Waters Jr  
Larry Waters Jr

Benjamin Koyton  
Benjamin Koyton

Benita Koyton  
Benita Koyton

Rosalind McGinnis  
Rosalind McGinnis



20121016000396900 1/5 \$45.50  
Shelby Cnty Judge of Probate, AL  
10/16/2012 10:46:50 AM FILED/CERT

STATE OF Alabama  
COUNTY OF Shelby

I, Martha Wilder, the undersigned authority, a Notary Public in and for said County, in said State, hereby certify that Robert Waters, whose name(s) is/are 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 and official seal this 13<sup>th</sup> day of December, 2011.

Martha 2 Wilder  
Notary Public  
My Commission Expires: 10-6-12



STATE OF Michigan  
COUNTY OF Wayne

I, Vivian Ford, the undersigned authority, a Notary Public in and for said County, in said State, hereby certify that **Johnny Waters**, whose name(s) is/are 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 and official seal this 20<sup>th</sup> day of September, 2012

Vivian Ford  
Notary Public  
My Commission Expires: 5/1/2013

STATE OF ALABAMA  
COUNTY OF Shelby

I, JAMES C COHNEN, the undersigned authority, a Notary Public in and for said County, in said State, hereby certify that **Carolyn Palmire**, whose name(s) is/are 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, she executed the same voluntarily on the day the same bears date.

Given under my hand and official seal this 17<sup>th</sup> day of October, 2011. 2011

JAMES C COHNEN  
Notary Public  
My Commission Expires:  
**My Commission Expires  
September 13, 2014**

STATE OF ALABAMA  
COUNTY OF Shelby

I, JAMES C COHNEN, the undersigned authority, a Notary Public in and for said County, in said State, hereby certify that **Larry Waters, Jr**, whose name(s) is/are 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 and official seal this 14<sup>th</sup> day of October, 2011. 2011


JAMES C COHNEN  
Notary Public  
My Commission Expires:  
**My Commission Expires  
September 13, 2014**

STATE OF Alabama  
COUNTY OF Shelby

I, Martha Wilder, the undersigned authority, a Notary Public in and for said County, in said State, hereby certify that **Benjamin Koyton**, whose name(s) is/are 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 and official seal this 13<sup>th</sup> day of December, 2011.

Martha J. Wilder  
Notary Public  
My Commission Expires: 10-6-12

  
20121016000396900 2/5 \$45.50  
Shelby Cnty Judge of Probate, AL  
10/16/2012 10:46:50 AM FILED/CERT

STATE OF Michigan  
COUNTY OF Wayne

I, Vivian Ford, the undersigned authority, a Notary Public in and for said County, in said State, hereby certify that **Benita Koyton**, whose name(s) is/are 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 and official seal this 13th day of September, 2012

Vivian Ford  
Notary Public

My Commission Expires: 5/1/2013


STATE OF \_\_\_\_\_  
COUNTY OF \_\_\_\_\_

I, Taney C Cothran, the undersigned authority, a Notary Public in and for said County, in said State, hereby certify that **Rosalind McGinnis**, whose name(s) is/are 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, s  
he executed the same voluntarily on the day the same bears date.

Given under my hand and official seal this 14<sup>th</sup> day of October, 2011. 2011

Taney C Cothran  
Notary Public  
My Commission Expires: \_\_\_\_\_

My Commission Expires  
September 13, 2014

  
20121016000396900 3/5 \$45.50  
Shelby Cnty Judge of Probate, AL  
10/16/2012 10:46:50 AM FILED/CERT

Shelby County, AL 10/16/2012  
State of Alabama  
Deed Tax: \$16.50



EXHIBIT A  
LEGAL DESCRIPTION

PARCEL NO. 1: Commence at the Southwest corner of the Northwest one-fourth of the Northeast one-fourth, Section 11, Township 19 South, Range 2 East, thence N 6° 45' E for 67.3 feet; thence N 27° 45' E for 90.4 feet; thence N 37° 45' E for 400 feet to the point of beginning. From this beginning point thence N 76° 15' E for 112.5 feet; thence S 5° 15' E for a distance of 218 feet; thence N 30° 30' W for a distance of 223.4 feet to the point of beginning.

PARCEL NO. 2: Commence at the Southwest corner of the Northwest one-fourth of the Northeast one-fourth of Section 11, Township 19 South, Range 2 East, thence N 6° 45' E for 67.3 feet; thence N 27° 45' E for 90.4 feet; thence N 37° 45' E for a distance of 338.0 feet to the point of beginning. From this beginning point proceed S 33° 17' E for a distance of 224.1 feet; thence proceed N 43° 47' S for a distance of 63.8 feet; thence proceed N 30° 30' W for a distance of 223.4 feet; thence proceed S 37° 45' W for a distance of 62.0 feet to the point of beginning.



20121016000396900 4/5 \$45.50  
Shelby Cnty Judge of Probate, AL  
10/16/2012 10:46:50 AM FILED/CERT

RECORDER'S MEMORANDUM  
At the time of recordation, this  
instrument was found to be  
inadequate for the best photo-  
graphic reproduction.

Real Estate Sales Validation Form

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

Grantor's Name Robert Waters  
Mailing Address 13076 E Outer Dr  
Detroit MI  
48220

Grantee's Name Robert Waters  
Mailing Address 13076 E. Outer Dr.  
Detroit, MI 48224-  
2733

Property Address Betty Walton  
Egg & Butter Rd  
Columbiana 35051

Date of Sale 10-14-12  
Total Purchase Price \$ \_\_\_\_\_  
Or  
Actual Value \$ \_\_\_\_\_  
Or  
Assessors Market Value \$ 18,980.00  
6/7 value = 16,268.

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 office

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 recording.

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 evidence 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 estimated 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, Section 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, Section 40-22-1 (h).

Date \_\_\_\_\_

\_\_\_\_ Unattested \_\_\_\_\_  
(verified by)

Print Robert Waters  
Sign Robert Waters  
(Grantor/Grantee/Owner/Agent) circle one

