

This instrument was prepared by:
Mike Atchison
Attorney at Law, Inc.
P. O. Box 822
Columbiana, Alabama 35051

After recording, return to:
Mary L. Cook
271 Ridge Road
Shelby AL 35143

STATE OF ALABAMA,
SHELBY COUNTY

QUITCLAIM DEED

20121022000403670 1/3 \$19.00
Shelby Cnty Judge of Probate, AL
10/22/2012 10:51:51 AM FILED/CERT

KNOW ALL MEN BY THESE PRESENTS, That for and in consideration of the sum of **TWELVE THOUSAND Dollars and 00/100 (\$12,000.00)** and other good and valuable consideration, in hand paid to the undersigned, the receipt whereof is hereby acknowledged, the undersigned, **William F. Singleton**, a Single man, hereby remises, releases, quit claims, grants, sells, and conveys to **Mary L Cook** (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 EXHIBIT A ATTACHED HERETO AND MADE A PART HEREOF

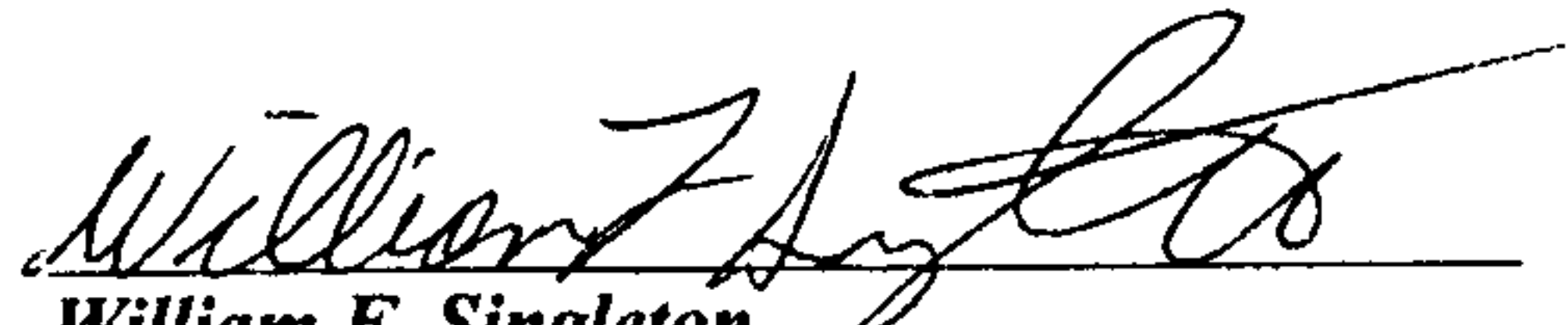
The above described property constitutes no part of the homestead of the Grantor.

Mary L. Cook and Mary A. Singleton are one in the same person

TO HAVE AND TO HOLD to said GRANTEE forever.

20

Given under my hand and seal, this 29th day of August, 2012.

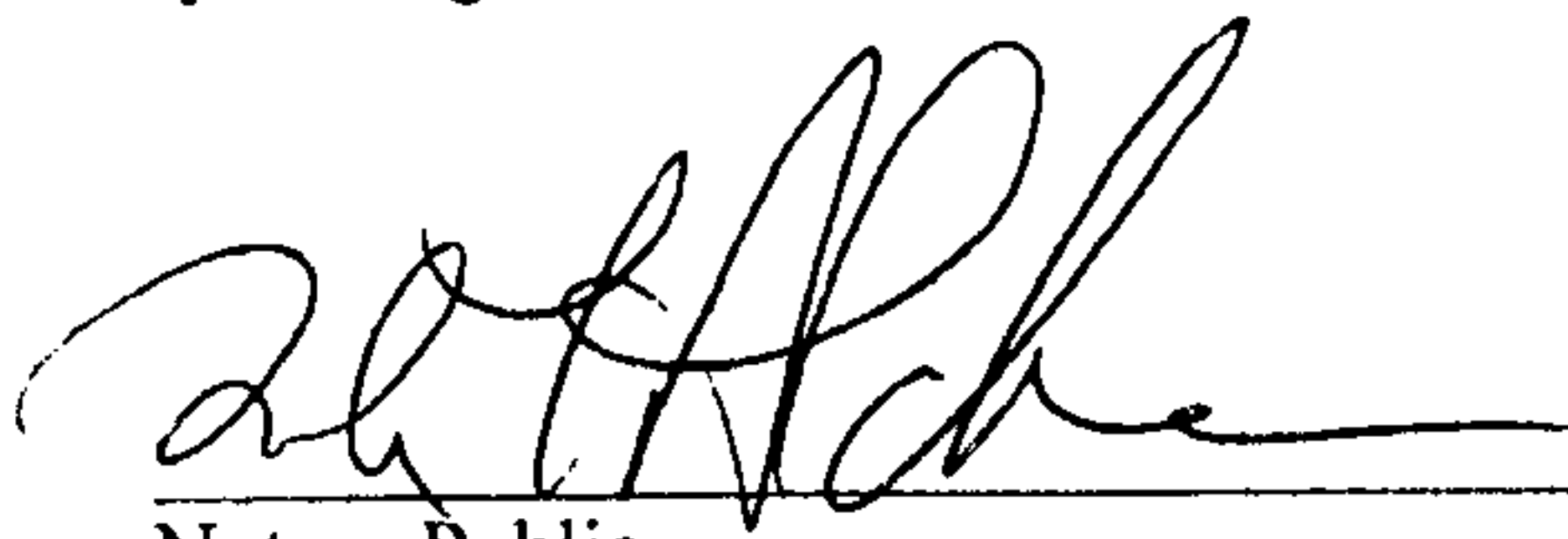

William F. Singleton

STATE OF ALABAMA
COUNTY OF SHELBY

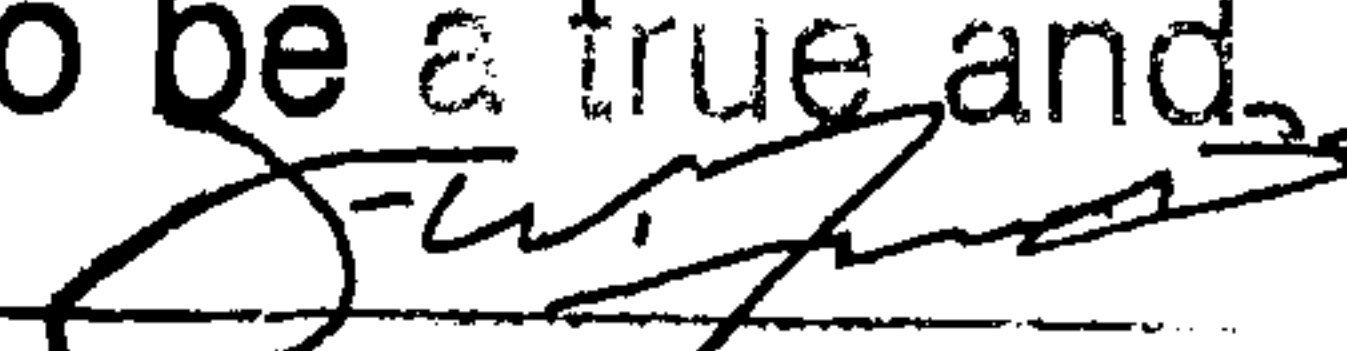
I, the undersigned authority, a Notary Public in and for said County, in said State, hereby certify that **William F. Singleton**, whose name is signed to the foregoing conveyance, and who is known to me, acknowledged before me on this day, that, being informed of the contents of the conveyance, he executed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

Given under my hand and official seal 29th day of August, 2012.

20120829000326020 1/2 \$27.00
Shelby Cnty Judge of Probate, AL
08/29/2012 12:56:22 PM FILED/CERT


Notary Public
My Commission Expires: 10-16-12

MICHAEL T. ATCHISON
NOTARY PUBLIC
ALABAMA STATE AT LARGE
MY COMMISSION EXPIRES 10/16/2012

I certify this to be a true and correct copy 

Probate Judge
Shelby County

10-22-12

208 Km

This instrument is being re-recorded to add the legal description.

Real Estate Sales Validation Form

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

Grantor's Name William E Singleton
Mailing Address PO Box 232
MORRIS AL
35116

Grantee's Name Mary L Cook
Mailing Address 271 Ridge Road
Shelby AL
35143

Property Address 271 Ridge Road
Shelby AL 35143

Date of Sale 8-29-12
Total Purchase Price \$ 12,000.00
or
Actual Value \$ _____
Or
Assessors Market Value \$ _____

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

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 person 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, 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 _____

Print Mary L Cook

Unattested _____
(verified by)

Sign Mary L Cook
(Grantor/Grantee/Owner/Agent) circle one

20120829000326020 2/2 \$27.00
Shelby Cnty Judge of Probate, AL
08/29/2012 12:56:22 PM FILED/CERT

Shelby County, AL 08/29/2012
State of Alabama
Deed Tax \$12.00

20121022000403670 2/3 \$19.00
Shelby Cnty Judge of Probate, AL
10/22/2012 10:51:51 AM FILED/CERT

EXHIBIT A

SURFACE RIGHTS ONLY TO:

Commence at the Northwest corner of Section 35, Township 24 North, Range 15 East, Shelby County, Alabama, and run thence East along the North line of said Section 35 a distance of 1562.84 feet to a point; thence South 1261.14 feet to the point of beginning, and being on the South Bank of Shack Branch Cove on Lay Lake; thence North 84 degrees 29 minutes 24 seconds East along South Bank a distance of 12.00 feet to a point; thence North 19 degrees 44 minutes 50 seconds East along said South Bank a distance of 33.38 feet to a point; thence North 62 degrees 17 minutes 15 seconds East continuing along said South Bank a distance of 20.47 feet to a point; thence South 85 degrees 56 minutes 06 seconds East continuing along said South bank a distance of 16.73 feet to a point; thence South 87 degrees 55 minutes 42 seconds East continuing along said South bank a distance of 85.86 feet to a point; thence South 9 degrees 18 minutes 34 seconds West a distance of 275.76 feet to a point on the North right-of-way line of a 60-foot wide County Gravel Road; thence South 69 degrees 50 minutes 15 seconds West along said right-of-way line a distance of 79.27 feet to the P.C. of a curve to the right having a central angle of 8 degrees 52 minutes 09 seconds a radius of 356.83 feet, and a chord bearing South 74 degrees 16 minutes 19 seconds West, 55.18 feet to the P.T. of said curve; thence South 78 degrees 42 minutes 24 seconds West along said right-of-way line a distance of 31.14 feet to a point; thence North 11 degrees 17 minutes 36 seconds West a distance of 108.86 feet to a point; thence North 24 degrees 29 minutes 24 seconds East a distance of 193.95 feet to the point of beginning. According to survey of Joseph E. Conn, Jr., Reg. No. 9049, dated May 7, 1986.

ALSO KNOWN AS: Lot 1, according to the Final Plat of Singleton Family Subdivision, recorded in Map Book 40, Page 65, in the Probate Office of Shelby County, Alabama.