

20121226000493450 1/3 \$19.00  
Shelby Cnty Judge of Probate, AL  
12/26/2012 03:03:42 PM FILED/CERT

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STATE OF ALABAMA  
SHELBY COUNTY

# Reference Old DEED  
20090309000084400

~~Return To & Mail~~ Tax Statements To:  
JARED LEE PIERCE  
2000 KENSINGTON COURT  
CALERA, AL 35040

Return to.  
National Title Network Inc  
4033 Tampa Rd, Ste 103  
Oldsmar, FL 34677

Property Tax ID#: 22 8 34 3 002 002.000

prepared by: N. Arwao  
#217339

Appraised Value \$161,900  
Transfer tax due: \$0.00

Solely To correct NAME

## QUIT CLAIM DEED

Know all men by these presents, JARED LEE PIERCE, and ANGELA LESLIE ANN PANIZZII PIERCE a/k/a ANGELA LESLIE ANN PIERCE, whose address is 2000 KENSINGTON COURT, CALERA, AL 35040, (hereinafter called Grantor) that for and in consideration of the sum of ZERO Dollars (\$0.00) in hand paid to the undersigned, the receipt whereof is hereby acknowledged, the undersigned hereby releases, quitclaims, grants, and conveys to JARED LEE PIERCE and ANGELA LESLIE ANN PANIZZII PIERCE, Husband And Wife, Not As Tenants In Common, but As Joint Tenants, With Full Rights Of Survivorship, The Whole Estate To Vest In The Survivor In The Event Of The Death Of Either whose post office address is 2000 KENSINGTON COURT, CALERA, AL 35040, (hereinafter called Grantee) all my right, title, interest, and claim in or to the following described real estate, situated in SHELBY County, Alabama, to-wit:

**LOT 1, KENSINGTON PLACE, PHASE I, SECTOR 1, AS RECORDED IN MAP  
BOOK 37, PAGE 147, IN THE PROBATE OFFICE OF SHELBY COUNTY,  
ALABAMA. TOGETHER WITH THE RIGHT OF INGRESS AND EGRESS  
GRANTED IN THAT CERTAIN GRANT OF TEMPORARY ACCESS  
EASEMENT RECORDED IN INSTRUMENT 20061227000626720, IN SAID  
PROBATE OFFICE**

**Property Address: 2000 KENSINGTON COURT, CALERA, AL 35040**

To have and to hold to said GRANTEE forever.

Given under my hand this 5<sup>th</sup> day of Dec., 2012.

Jared Lee Pierce

JARED LEE PIERCE

Angela Leslie Ann Panizzi Pierce  
aka Angela Leslie Ann Pierce

ANGELA LESLIE ANN PANIZZI PIERCE  
a/k/a ANGELA LESLIE ANN PIERCE

STATE OF Alabama }

COUNTY OF Shelby }

I, the undersigned, a Notary Public in and for said County, in said State, hereby certify that JARED LEE PIERCE, and ANGELA LESLIE ANN PANIZZI PIERCE a/k/a ANGELA LESLIE ANN PIERCE, 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 and executed the same voluntarily on the day and the same bears dated.


Given under my hand and official seal this the 5<sup>th</sup> day of Dec., 2012.



Betty J. Austin  
NOTARY PUBLIC  
My Commission Expires: 7-25-2015  
Betty J. Austin

No title search was performed on the subject property by the preparer. The preparer of this deed makes neither representation as to the status of the title nor property use or any zoning regulations concerning described property herein conveyed nor any matter except the validity of the form of this instrument. Information herein was provided to preparer by Grantor/Grantee and /or their agents; no boundary survey was made at the time of this conveyance.

Prepared By: SEE JOHNSON  
Curphey & Badger Law  
c/o William E. Curphey, P.C.  
Angelina Whittington, Esquire  
3849 Lithia Pinecrest Rd.  
Valrico, FL 33546

  
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# Real Estate Sales Validation Form

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

Grantor's Name Jared Lee Pierce  
Mailing Address Angela Leslie Ann Panizzi Pierce  
2000 Kensington Court  
Calera, AL 35040

Grantee's Name Jared Lee Pierce  
Mailing Address Angela Leslie Ann Panizzi Pierce  
2000 Kensington Court  
Calera, AL 35040

Property Address 2000 Kensington Court  
Calera, AL 35040

Date of Sale 12/05/2012

Total Purchase Price \$

or

Actual Value \$

or

Assessor's Market Value \$ 161,900

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 Quit Claim Deed

  
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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 12/11/2012

Print

Nichole Annau

Sign

[Signature]  
(Grantor/Grantee/Owner/Agent) circle one

Unattested

(verified by)

Print Form

Form RT-1