

STATE OF ALABAMA

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QUITCLAIM DEED

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SHELBY COUNTY

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KNOW ALL MEN BY THESE PRESENTS, That for and in consideration of the sum of One Dollar (\$15,000.00) [and other good and valuable considerations] in hand paid to , (hereinafter called the Grantor), the receipt whereof is hereby acknowledged, the Grantors, Johnny Overton and Teresa Overton, hereby RELEASES, QUIT-CLAIMS, GRANTS, SELLS, AND CONVEYS to, David Rodriquez, (hereinafter called Grantee), all of the Grantor's right, title, interest, and claim in or to the following described real estate, situated in Shelby County, Alabama, to-wit:

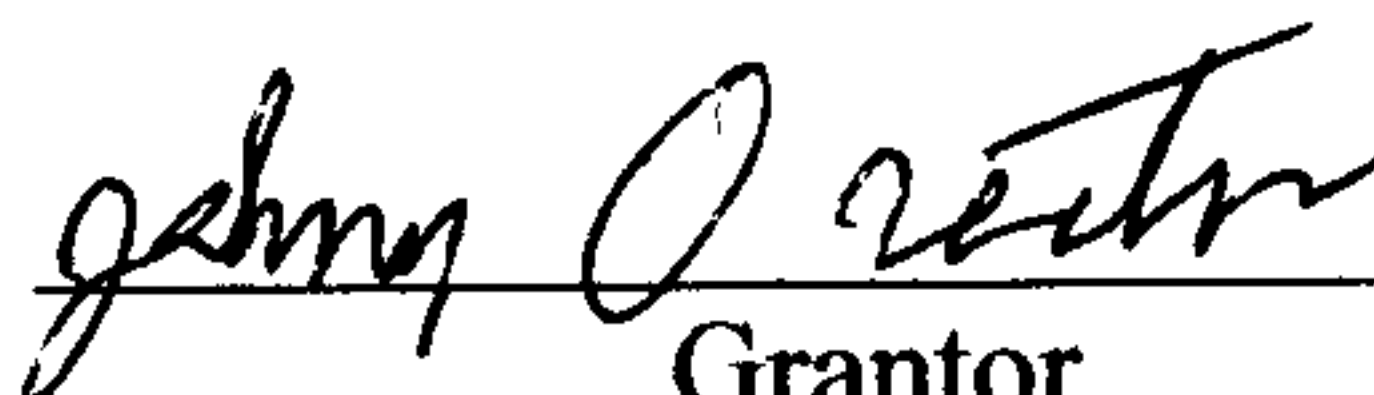
COM NW COR SEC15 E685 TO POB C
ON E130 SLY200 W130 NLY200 TO POB
S15 T21S RO3W
DIM 130.00 X 200.00

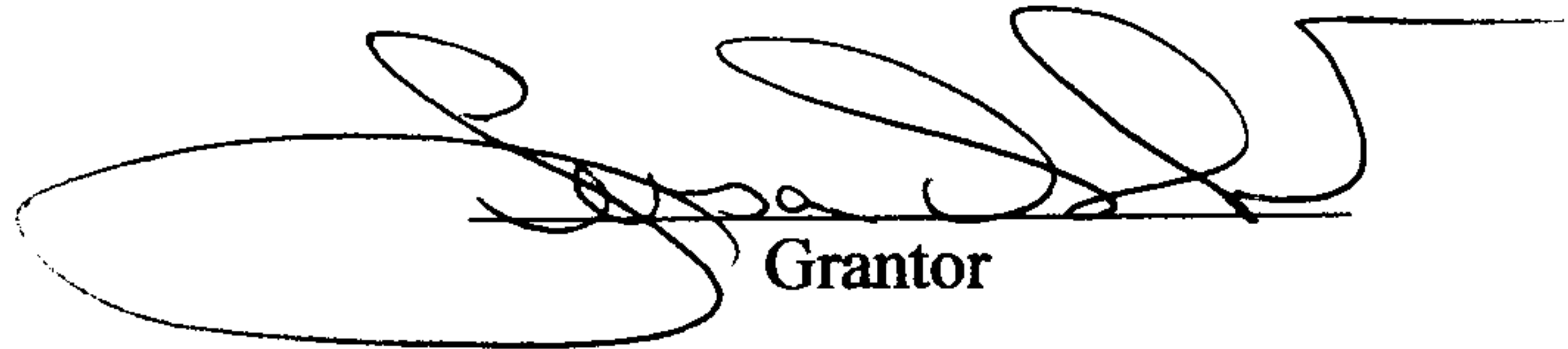


20130211000059270 1/2 \$30.00
Shelby Cnty Judge of Probate, AL
02/11/2013 02:09:12 PM FILED/CERT

TO HAVE AND TO HOLD to said GRANTEE forever.

Given under my [or our] hand[s] and seal[s], this 6th Day of February, 2013.


Grantor


Grantor

STATE OF ALABAMA

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ACKNOWLEDGMENT

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SHELBY COUNTY

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I, Terry F. Pickens, a Notary Public in and for said County, in said State, hereby certify that Johnny Overton and Teresa Overton, whose name[s] is [are] signed to the foregoing conveyance, and who is [are] known to me, acknowledged before me on this day, that, being informed of the contents of the conveyance, he [she or they] executed the same voluntarily on the day the same bears date.

Given under my hand and official seal this 6th Day of February, 2013.


Notary Public

My Commission Expires:

NOTARY PUBLIC STATE OF ALABAMA AT LARGE
MY COMMISSION EXPIRES: MAR 1, 2014
BONDED THRU NOTARY PUBLIC UNDERWRITERS

Real Estate Sales Validation Form

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

Grantor's Name Teresa Overton
Mailing Address Johnny Overton
1446 Rd 270
Clanton, AL 35045
(205) 217-0962

Grantee's Name David Rodriguez
Mailing Address 968 Kent Dairy Rd
Alabaster, AL 35007
(205) 296-1431

Property Address 990 Kent Dairy Rd
Alabaster, AL 35007

Date of Sale 02-06-13
Total Purchase Price \$ 15,000.00

or
Actual Value \$

or
Assessor's 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 quitclaim deed

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 2/11/13

Print Teresa Overton
Johnny Overton

☒ Unattested

Sign

(verified by)

(Grantor/Grantee/Owner/Agent) circle one