

THIS INSTRUMENT WAS PREPARED BY: James Mathis Merrell

QUITCLAIM DEED

STATE OF ALABAMA, SHELBY COUNTY

KNOW ALL MEN BY THESE PRESENTS, That for and in consideration of Love & Affection and one (\$1.00) dollar in hand paid to the undersigned, the receipt whereof is hereby acknowledged, James Mathis Merrell, the undersigned, hereby remises, releases, quit claims, grants, sells and conveys to my wife, Germaine Louise Merrell (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:

Begin at the Southeast corner of Block Six (6) according to Safford's survey of the town of Shelby, recorded in Office of Probate Court, Columbiana, Alabama, then Westerly along the North boundary line of Eight (8) Avenue, 209 feet to a point of beginning. Thence continue along North boundary line of Eight (8) Avenue 210 feet. Thence North 342.7 feet to South boundary line of Parker Avenue. Thence Easterly along South boundary line of Parker Avenue 210 feet. Then South 324.3 feet to point of beginning, containing 1.6 acres with all appurtenances thereto, lying and being in Shelby County, Alabama.

(It being the intention to describe the property conveyed by those certain deeds from Shelby Iron Company of Alabama to J. W. Merrell recorded in the Probate Office of Shelby County, Alabama, in Deed Book 118, Page 589 and Deed Book, Page 81, whether correctly described or not)

TO HAVE AND TO HOLD to said GRANTEE forever.

Given under my hand and seal, this 16th day of April, 2013.

James M. Merrell (SEAL)
(James Mathis Merrell)

(SEAL)

STATE OF ALABAMA, SHELBY COUNTY


I, the undersigned authority, a Notary Public, in and for said County, in said State, personally appeared James Mathis Merrell, whose name signed to the foregoing conveyance, and who known to me, acknowledged before me on this day, that, being informed of the contents of the conveyance, executed the same voluntarily on the day the same bears date.

Given under my hand and official seal, this 16th day of April, 2013

[Signature]
Notary Public

My commission expires: My Commission Expires August 24, 2013

Shelby County, AL 04/16/2013
State of Alabama
Deed Tax: \$129.00


20130416000154730 1/2 \$144.00
Shelby Cnty Judge of Probate: AL
04/16/2013 09:45:28 AM FILED/CERT

Real Estate Sales Validation Form

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

Grantor's Name James Merrell
Mailing Address 722 Haycourt Lane Birmingham, AL 35244

Grantee's Name Germaine Merrell
Mailing Address 722 Haycourt Lane Birmingham, AL 35244

Property Address 600 Hwy 302 Shelby, AL 35143

Date of Sale 4/16/13
Total Purchase Price \$

or
Actual Value \$

or
Assessor's Market Value \$ 257,160.

1/2 value = 128,580.00

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
[X] 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 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 4/16/13

Print JAMES M. MERRELL

Unattested

Sign James M Merrell
(Grantor/Grantee/Owner/Agent) circle one

(verified by)

