

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

After recording, return to:
Curtis Abbott

STATE OF ALABAMA,
SHELBY COUNTY

QUITCLAIM DEED


20130507000187490 1/2 \$15.50
Shelby Cnty Judge of Probate, AL
05/07/2013 08:57:00 AM FILED/CERT

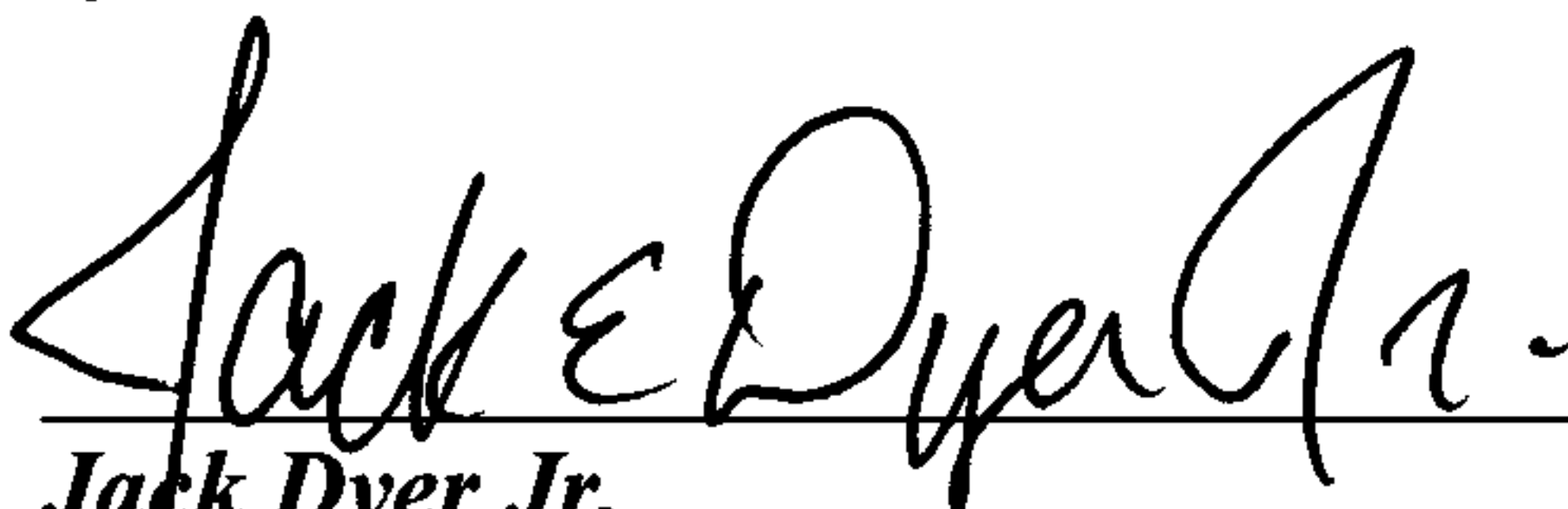
KNOW ALL MEN BY THESE PRESENTS, That for and in consideration of the sum of _____
(\$0.00) and other good and valuable consideration, in hand paid to the undersigned, the receipt whereof
is hereby acknowledged, the undersigned, **Jack Dyer, Jr. a married man**, hereby remises, releases, quit
claims, grants, sells, and conveys to **Curtis Abbott** (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:

Commence at the SE corner of the SW ¼ of the NE ¼ of Section 28, Township 19 South, Range 2 East; run thence West
along the South line of the SW ¼ of the NE ¼ a distance of 25.2 feet to the West line of Brook’s lot; thence South 5 degrees
10 minutes West along the West line of the Brook’s lot, a distance of 20.52 feet to the SW corner of the Brook’s lot; thence
South 84 degrees 50 minutes East along the South line of the Brook’s lot a distance of 90.30 feet to the point of beginning;
thence continue South 84 degrees 50 minutes East along the South line of the Brook’s lot a distance of 209.7 feet to the SE
corner of the Brook’s lot and the West margin of a County Road; thence South 14 degrees 52 minutes West along the West
margin of a County Road, a distance of 206.2 feet; thence North 85 degrees 39 minutes West a distance of 202.2 feet; thence
North 12 degrees 42 minutes East a distance of 207.8 feet to the point of beginning.
Located in the NE ¼ of the SE ¼ of Section 28, Township 19 South, Range 2 East, Shelby County, Alabama.

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

TO HAVE AND TO HOLD to said **GRANTEE** forever.

Given under my hand and seal, this 24th day of April, 2013

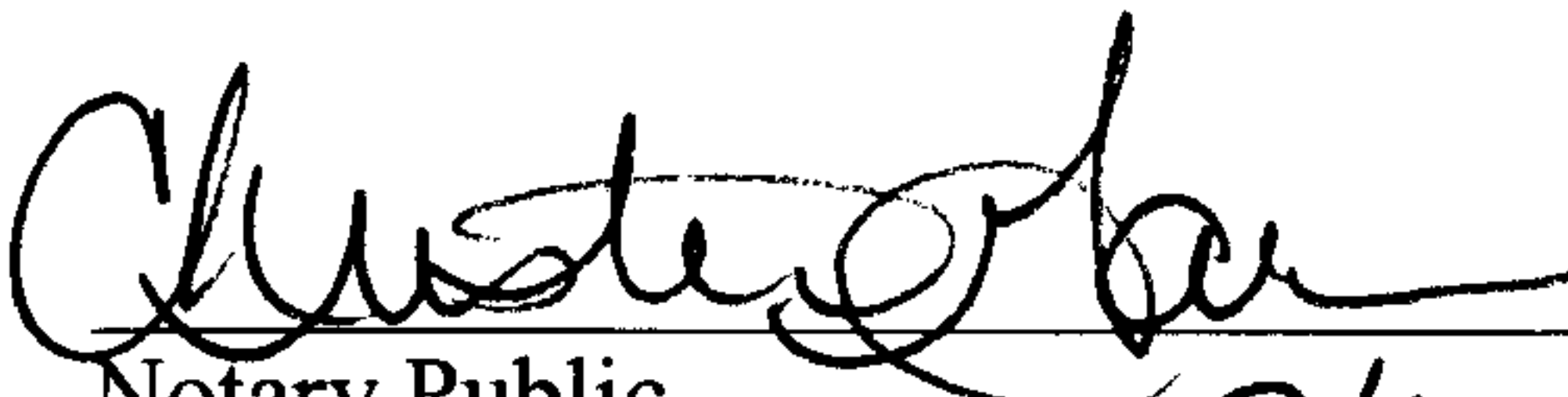


Jack Dyer Jr.

STATE OF ALABAMA
COUNTY OF SHELBY

I, the undersigned authority, a Notary Public in and for said County, in said State, hereby certify
that **Jack Dyer Jr.**, 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 24th day of April, 2013.



Notary Public
My Commission Expires: 8/14/15

Real Estate Sales Validation Form

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

Grantor's Name Jack Dyer Jr
Mailing Address 3420 Oakdale Rd
Alpine, AL 35014

Grantee's Name Curtis Abbott
Mailing Address PO Box 2254
Sylacauga AL 35150

Property Address 19 Highway 83
Harpersville AL
35078

Date of Sale 4/24/13
Total Purchase Price \$ 500.00
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 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 4/24/15

Unattested [Signature]
(verified by)

Print Jack Dyer JR

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



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