

**PREPARED WITHOUT BENEFIT OF SURVEY OR TITLE WORK**

**This instrument was prepared by:**

William T. Harrison, Sr.  
Attorney at Law,  
P.O. Box 902  
Columbiana, AL 35051

**Mail Deed to Grantee at:**

Reba Griffin Berry  
509 Coosa Island Road  
Cropwell, Alabama 35054

**PERSONAL REPRESENTATIVE'S  
QUIT CLAIM DEED**


**WHEREAS, Reba Fuller Griffin**, was appointed Personal Representative of the **Estate of Fredrick Ralph Griffin**, deceased, Probate Court Case No. **PR-2009-000225**, in the Probate Court of Shelby County, Alabama and,

**WHEREAS**, said Reba Fuller Griffin, desires to place on record evidence of distribution of the real estate, as part of the Estate of Fredrick Ralph Griffin, deceased, to the below named Grantee. Now therefore:

**: WITNESSETH :**

**KNOW ALL MEN BY THESE PRESENT**, that for and in consideration of One Dollar ( \$1.00 ) and other good and valuable consideration in hand paid by Grantee to the Personal Representative, the undersigned Grantor, Reba Fuller Griffin, as Personal Representative of the **Estate of Fredrick Ralph Griffin**, deceased, Probate Court of Shelby County, Alabama, **Case No. DR-2009-000225**, does, by these present, releases, **quitclaims**, grants, sells and conveys all the right, title and interest of Fredrick Ralph Griffin, deceased, in and to the following described real property situated in Shelby County, Alabama, unto Reba Fuller Griffin, to wit:

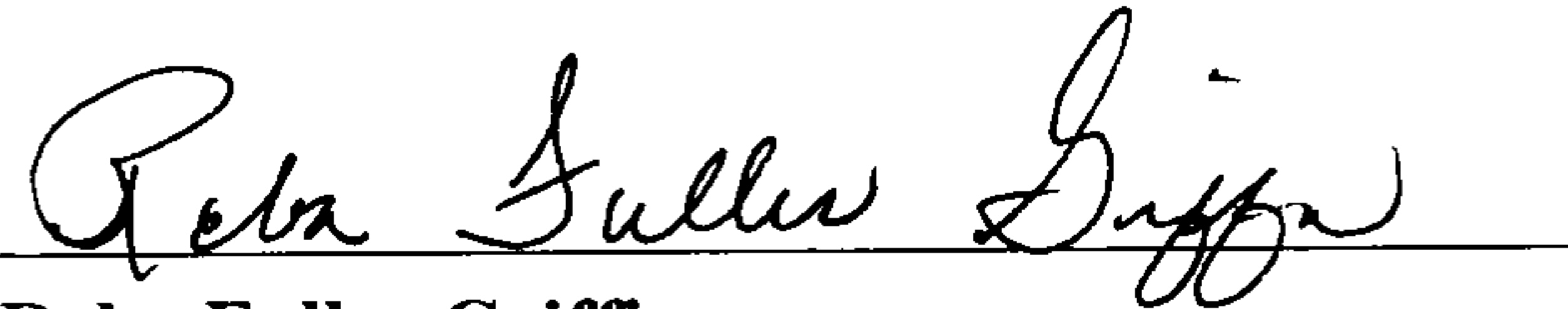
**SEE EXHIBIT "A"**

  
20130510000195630 1/4 \$22.00  
Shelby Cnty Judge of Probate, AL  
05/10/2013 02:52:04 PM FILED/CERT

**TO HAVE AND TO HOLD** to said Reba Fuller Griffin forever.

1

IN WITNESS WHEREOF, the Personal Representative, has executed this Quit-Claim deed at Columbiana, Alabama, on this the 19 day of February, 2013.

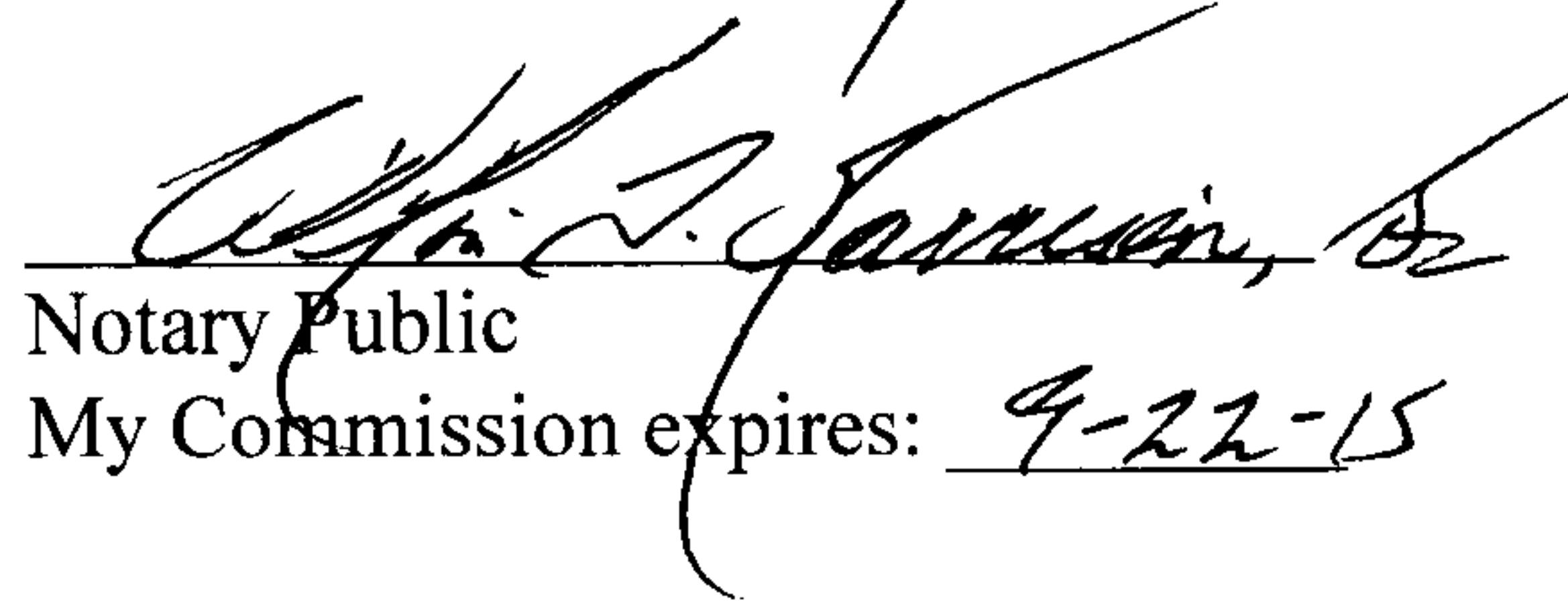


**Reba Fuller Griffin,**  
Personal Representative of the  
Estate of Fredrick Ralph Griffin

**STATE OF ALABAMA  
COUNTY OF SHELBY**

I, the undersigned authority, a Notary Public in and for said County, in said State, hereby certify that **Reba Fuller Griffin**, whose name as Personal Representative of the Estate of Fredrick Ralph Griffin, deceased, is signed to the foregoing conveyance, and who is known to me to be such Personal Representative, acknowledged before me on this day, that, being informed of the contents of the conveyance, she in her capacity as such Personal Representative executed the same voluntarily on the day the same bears date.

Given under my hand and official seal this 19 day of February, 2013.

  
Notary Public  
My Commission expires: 9-22-15



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**: EXHIBIT "A" :**

**( Prepared Without Benefit of Survey )**

A parcel of land situated in and being part of the North One-Half of Section 24, Township 20 South, Range 2 West and being part of the land owned and possessed by Fredrick R. Griffin. Said parcel of land being more particularly described as follows:

Commencing at an axle, found, that bears N 85 degrees, 34 minutes, 55 seconds East, 39.12 feet from the Southeast corner of the Southeast Quarter of the Northwest Quarter of said Section 24, as the Point of Beginning of the land herein described;

Thence North 87 degrees, 37 minutes, 37 seconds West a distance of 39.02 feet to a ½" rebar, set, with a cap stamped "S. Wheeler LS16165";

Thence North 00 degrees, 19 minutes, 01 seconds East a distance of 603.30 feet more or less, to a ½ " rebar set, with a cap stamped "S. Wheeler LS16165";

Thence South 89 degrees, 00 minutes, 38 seconds East a distance of 46.37 feet to a point;

Thence South 00 degrees, 38 minutes, 19 seconds West a distance of 603.30 feet, more or less, to the Point of Beginning of the land herein described.

Said land being in and being part of the North One-Half of Section 24, Township 20 South, Range 2 West in Shelby County, Alabama.



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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 Estate of Fredric Ralph Griffin Grantee's Name Reba Fuller Griffin  
Mailing Address P.O. Box 902 Mailing Address 509 Coosa  
Columbiana, Alabama Cropwell, Alabama  
35051 35054

Property Address N 1/2 of Sec. 24-20S-2W Date of Sale 5-8-13  
Shelby County, Alabama Total Purchase Price \$ 120,000  
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 ☐ Appraisal  
☐ Sales Contract ☒ Other  
☐ Closing Statement ☒ Settlement of Estate of  
Fredrick Ralph Griffin

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 May 10, 2013

☐ Unattested  
(verified by)

Print William T. Harrison, Sr., Attorney  
Sign William T. Harrison, Sr., Attorney  
(Grantor/Grantee/Owner/Agent) circle one

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