

THIS INSTRUMENT PREPARED BY:

Clayton T. Sweeney, Attorney at Law
2700 Hwy. 280 E., Ste. 160
Birmingham, AL 35223

Send Tax Notice To:

Carey Corbin Young
273 Bentmoor Lane
Helena, AL 35080

QUIT CLAIM DEED

STATE OF ALABAMA }
 :
COUNTY OF SHELBY }

KNOW ALL MEN BY THESE PRESENTS, That for and in consideration of the sum of Ten and No/100 Dollars (\$10.00) and Other Good and Valuable Consideration, in hand paid to the undersigned, the receipt whereof is hereby acknowledged, the undersigned **John Michael Young, an unmarried man**, hereby remises, releases, quit claims, grants, sells, and conveys unto **Carey Corbin Young**, all his rights, title interests and claims in or to the following described real estate, situated in Shelby County, Alabama, to-wit:

Lot 1182, according to the map of First Addition, Old Cahaba, Phase III, as recorded in Map Book 28, Page 113, in the Office of the Judge of Probate of Shelby County, Alabama.

Subject to:

Advalorem taxes for 2013 and subsequent years not yet due and payable until October 1, 2013.

Preparer of this instrument makes no representations as to the status of the title of the property herein conveyed.

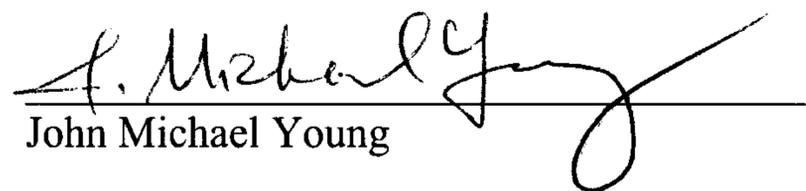
Existing covenants and restrictions, easements, building lines and limitations of record.

This deed is being recorded to be in compliance with that certain Divorce Agreement dated April 8, 2013, and recorded as Case No. 58-DR-2013-900178.

TO HAVE AND TO HOLD to said GRANTEE forever.

Given under his hand and seal, this 13 day of June, 2013.

Witness


John Michael Young

Shelby County, AL 06/17/2013
State of Alabama
Deed Tax: \$93.50


20130617000248610 1/3 \$111.50
Shelby Cnty Judge of Probate, AL
06/17/2013 02:12:08 PM FILED/CERT

STATE OF ALABAMA }
:
COUNTY OF JEFFERSON }

I, the undersigned authority, a Notary Public in and for said County, in said State, hereby certify that John Michael Young, an unmarried man, 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 this 13th day of June, 2013.

Terri L. Allison
NOTARY PUBLIC

My Commission Expires: 6/3/2015



20130617000248610 2/3 \$111.50
Shelby Cnty Judge of Probate, AL
06/17/2013 02:12:08 PM 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 John Michael Young
Mailing Address 2421 Tahiti Lane
Alabaster, AL 35007

Grantee's Name Carey Corbin Young
Mailing Address 273 Bentmoor Lane
Helena, AL 35080

Property Address 273 Bentmoor Lane
Helena, AL 35080

Date of Sale
Total Purchase Price \$
or
Actual Value \$
or
Assessor's Market Value \$ 186,800.00

Handwritten note: 1/2 = 93,400

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 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
Print John Michael Young
Sign [Signature]
(Grantor/Grantee/Owner/Agent) circle one

