

WHEN RECORDED, RETURN TO:
FIRST AMERICAN MORTGAGE SERVICES)
1100 SUPERIOR AVENUE, SUITE 200)
CLEVELAND, OHIO 44114)
NATIONAL RECORDING)

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20130719000294620 1/4 \$158.00
Shelby Cnty Judge of Probate, AL
07/19/2013 02:02:04 PM FILED/CERT

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STATE OF ALABAMA
SHELBY COUNTY

Mortgage to Follow

Mail Tax Statements To:

Elizabeth M. Starnes
1029 Crawford Ct
Chelsea, AL 35043

Shelby County, AL 07/19/2013
State of Alabama
Deed Tax: \$137.00

Fair Market Value: \$136,700.00

Tax ID: 09-7-36-1-006-019-000

File #: 7842748n

Ref #: 000624883245

7842748

QUITCLAIM DEED

KNOW ALL MEN BY THESE PRESENTS, We, ELIZABETH M. STARNES f/k/a ELIZABETH M. BAKER, a married woman who acquired title as single, herein joined by her spouse PAUL HOWARD STARNES, whose post office address is 1029 Crawford Ct, Chelsea, AL 35043 (hereinafter called Grantor), for and in consideration of the sum of Ten Dollars (\$10.00) in hand paid to the undersigned, the receipt whereof is hereby acknowledged, the undersigned hereby releases, quitclaims, grants, and conveys to ELIZABETH M. STARNES, a married woman, whose post office address is 1029 Crawford Ct, Chelsea, AL 35043, (hereinafter called Grantee) all our right, title, interest, and claim in or to the following described real estate, situated in County of Shelby, Alabama, to-wit:

SEE COMPLETE LEGAL ATTACHED AS EXHIBIT "A"

APN #: 09-7-36-1-006-019-000

Commonly Known As: 1029 Crawford Ct, Chelsea, AL 35043

Being all of that certain property conveyed to GRANTOR, by deed recorded 06/08/2007, as Instrument 20070608000269480, of Official Records.

 STARNES

46960268

AL

FIRST AMERICAN ELS
QUIT CLAIM DEED



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

Given under our hands this 10th day of May, 2013

WITNESSES:

Witness

Elizabeth M. Starnes
f/k/a *Elizabeth M. Baker*
ELIZABETH M. STARNES f/k/a
ELIZABETH M. BAKER

Print Name

Paul Howard Starnes
PAUL HOWARD STARNES

Witness

Witness

STATE OF ALABAMA

}

COUNTY OF Shelby

}

I, the undersigned, a Notary Public in and for said County, in said State, hereby certify that ELIZABETH M. STARNES f/k/a ELIZABETH M. BAKER and PAUL HOWARD STARNES, whose names are signed to the foregoing conveyance, and who are known to me, acknowledged before me on this day, that, being informed of the contents of the conveyance they executed the same voluntarily on the day and the same bears dated.

Given under my hand and official seal this the 10th day of May, 2013

Mary Mai
NOTARY PUBLIC *Mary Mai*
My Commission Expires:
04/16/204

No title search was performed on the subject property by the preparer. The preparer of this deed makes no representation as to the status of the title nor property use or any zoning regulations concerning described property herein conveyed nor any matter except the validity of the form of this instrument. Information herein was provided to preparer by Grantor/Grantee and /or their agents; no boundary survey was made at the time of this conveyance.

This Document Prepared By:

Curphey & Badger
c/o Angelina Whittington, Esquire
3849 Lithia Pinecrest Rd.
Valrico, FL 33546

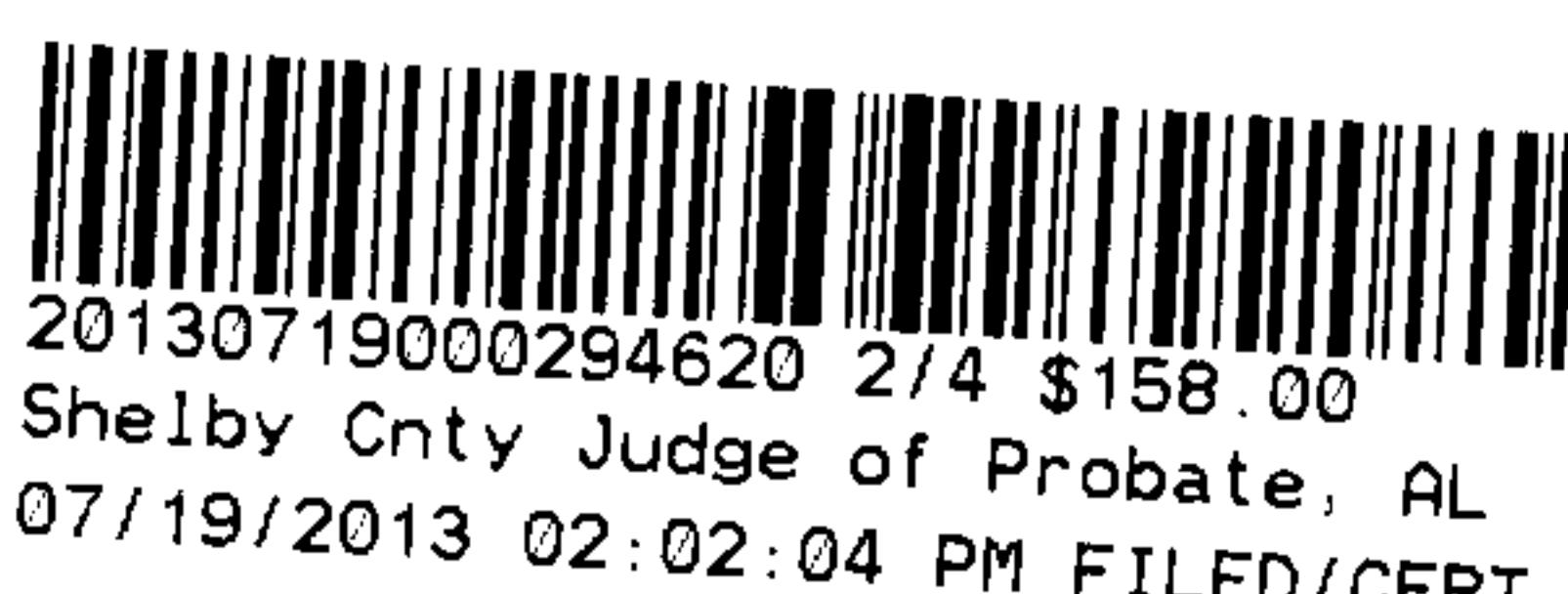
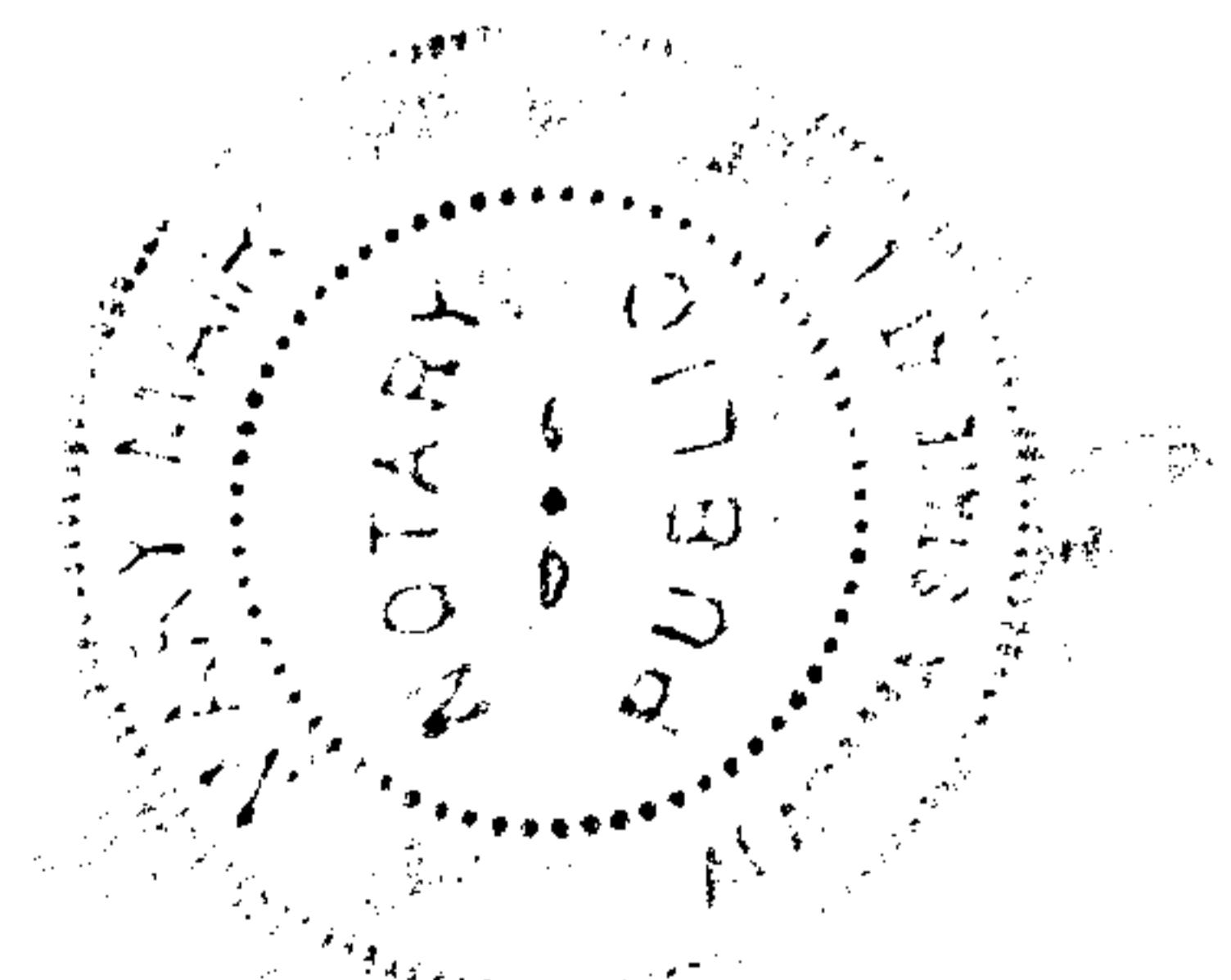


EXHIBIT "A"

REAL PROPERTY IN THE CITY OF CHELSEA, COUNTY OF SHELBY, STATE OF ALABAMA,
DESCRIBED AS FOLLOWS:

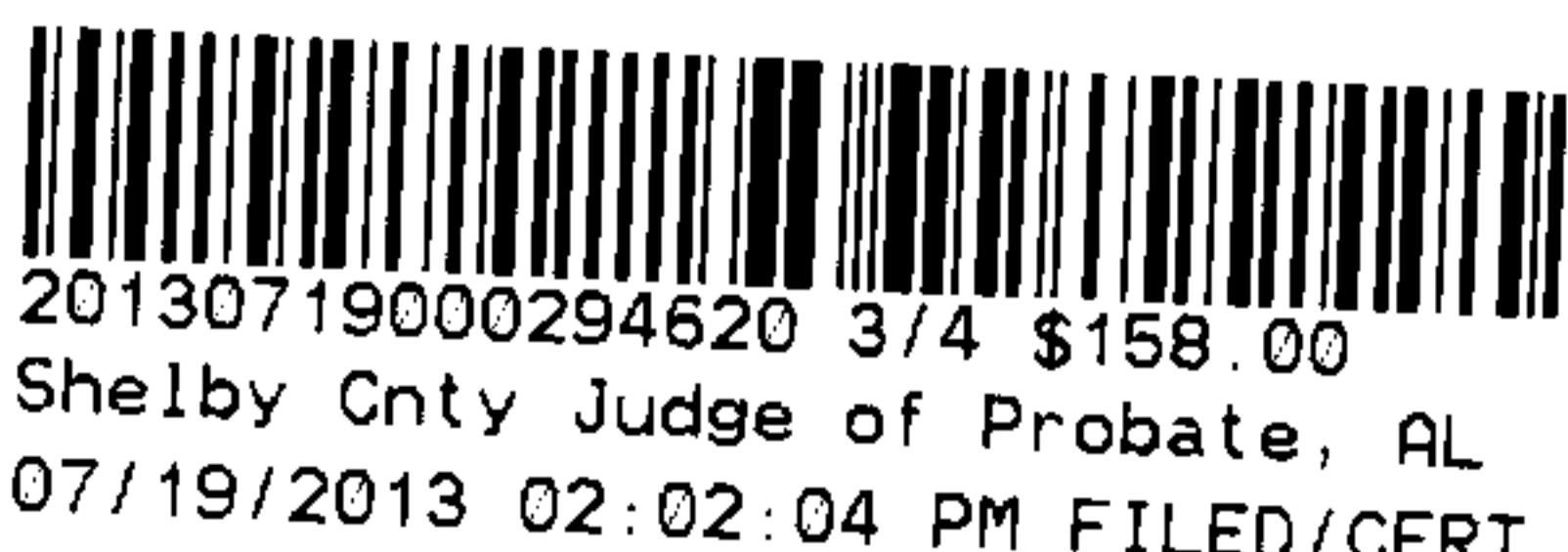
LOT 6-90, ACCORDING TO THE PLAT OF CHELSEA PARK 6TH SECTOR, AS RECORDED IN
MAP BOOK 37, PAGE 13 IN THE PROBATE OFFICE OF SHELBY COUNTY, ALABAMA

TOGETHER WITH THE NONEXCLUSIVE EASEMENT TO USE THE COMMON AREAS AS
MORE PARTICULARLY DESCRIBED IN DECLARATION OF EASEMENTS AND MASTER
PROTECTIVE COVENANTS OF CHELSEA PARK, A RESIDENTIAL SUBDIVISION, EXECUTED
BY THE GRANTOR AND FILED FOR RECORD AS INSTRUMENT NO. 20041014000566950 IN
THE PROBATE OFFICE OF SHELBY COUNTY, ALABAMA AND DECLARATION OF
COVENANTS, CONDITIONS, AND RESTRICTIONS FOR CHELSEA PARK 6TH SECTOR
EXECUTED BY GRANTOR AND CHELSEA PARK RESIDENTIAL ASSOCIATION, INC., AND
RECORDED AS INSTRUMENT NO. 20041014000566960 (WHICH, TOGETHER WITH ALL
AMENDMENTS THERETO, ARE HEREINAFTER COLLECTIVELY REFERRED TO AS THE
"DECLARATION").

BEING ALL OF THAT CERTAIN PROPERTY CONVEYED TO ELIZABETH M. BAKER FROM
CHELSEA PARK HOMES, INC., AN ALABAMA CORPORATION, BY DEED DATED MAY 24,
2007 AND RECORDED JUNE 08, 2007 IN INSTRUMENT NO. 20070608000269480 OF OFFICIAL
RECORDS.

APN #: 09-7-36-1-006-019-000

Commonly known as: 1029 Crawford Ct, Chelsea, AL 35043



Real Estate Sales Validation Form

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

Grantor's Name
Mailing Address

Elizabeth M Starnes
1029 Crawford Ct.
Chelsea, AL 35043

Grantee's Name
Mailing Address

Elizabeth M Baker
1029 Crawford Ct.
Chelsea, AL 35043

Property Address

1029 Crawford Ct.
Chelsea, AL 35043

Date of Sale 5/10/13

Total Purchase Price \$ _____

or

Actual Value \$ _____

or

Assessor's Market Value \$ 136,700


20130719000294620 4/4 \$158.00
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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 Assessor's Market Value

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 6/10/13

Print Sarah Busch

Unattested

(verified by)

Sign Sarah Busch

(Grantor/Grantee/Owner/Agent) circle one

Form RT-1