

This instrument was prepared by:
Ramona J. Morrison
Crowson, Morrison & Spann, LLC
P.O. Box 278
Columbiana, AL 35051

Please send tax notice to:

James E. Barrett
1948 Venetian Way
Helena, Alabama 35080

QUITCLAIM DEED

STATE OF ALABAMA)
COUNTY OF SHELBY)

KNOW ALL MEN BY THESE PRESENTS, That for and in consideration of the sum of \$_____, and other good and valuable consideration in hand paid to the undersigned, the receipt whereof is hereby acknowledged, the undersigned, RHONDA H. BARRETT, in unmarried woman, hereby remises, releases, quit claims, grants, sells, and conveys to, JAMES E. BARRETT, an unmarried man, (hereinafter called Grantee) all her right, title, interest, and claim in or to the following described real estate, situated in Shelby County, Alabama, to-wit:

Lot 41, according to the Survey of Dearing Downs, ninth Addition, Phase IV, as recorded in Map Book 15, page 96, in the Probate Office of Shelby County, Alabama.

Subject to existing easements, current taxes, restrictions, set-back lines and rights of way, if any, of record.

This instrument prepared without evidence of title condition or survey. There is no representation as to title or matters that might be revealed by survey, inspection or examination of title by the preparer of this instrument.

TO HAVE AND TO HOLD the same, together with all the hereditaments and appurtenances thereunto belonging or in anywise appertaining, to the Grantee, his heirs, and assigns forever.

IN WITNESS WHEREOF, the Grantor has signed and sealed this Deed on the 5th day of Sept, 2013.

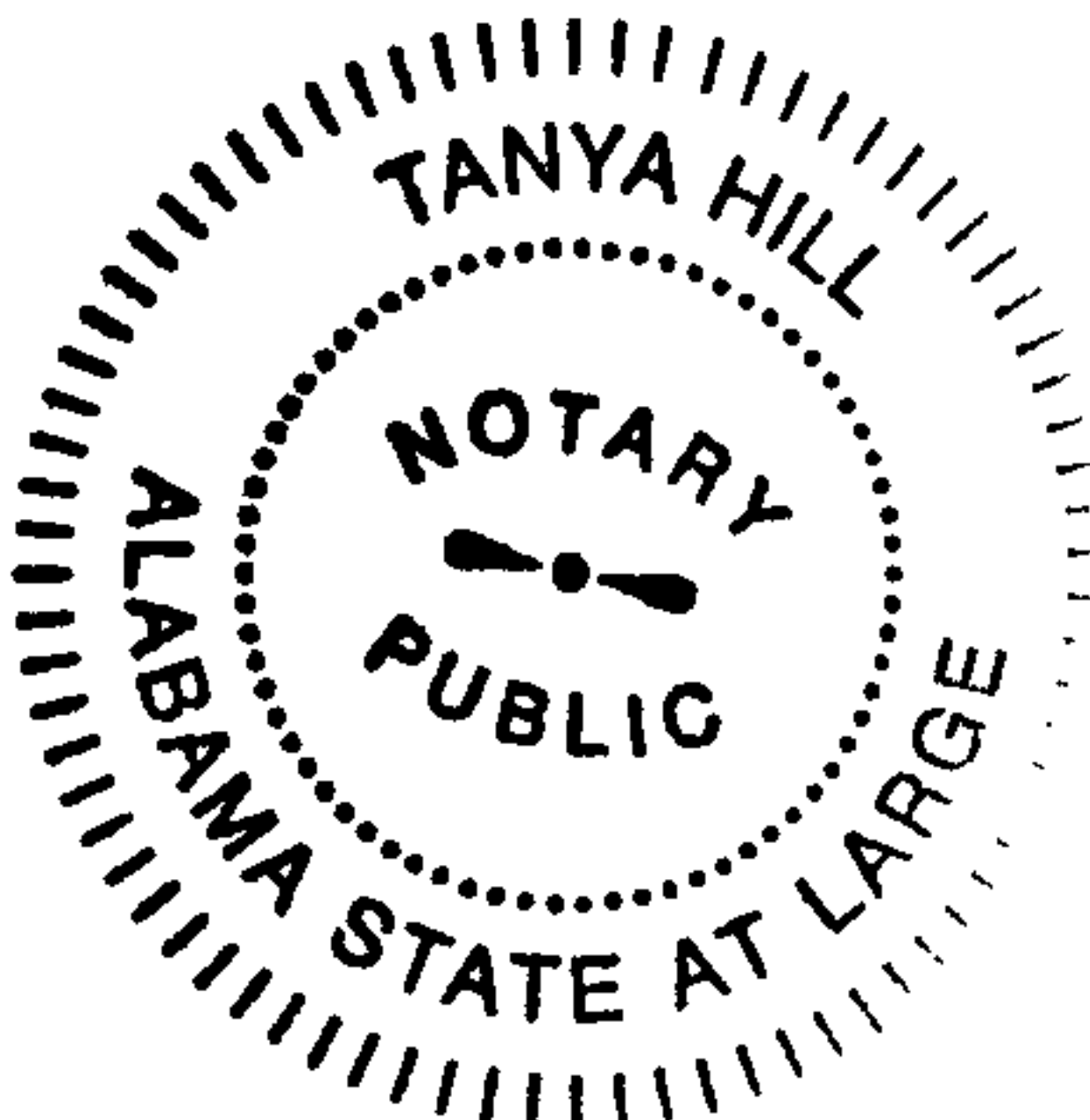
Rhonda H. Barrett
RHONDA H. BARRETT

STATE OF ALABAMA
SHELBY COUNTY

I, the undersigned, a Notary Public, hereby certify that RHONDA H. BARRETT, whose name is signed to the foregoing deed, and who is known to me, acknowledged before me on this day that, being informed of the contents of the conveyance, she executes the same voluntarily on the day the same bears date.

Given under my hand this the 5th day of Sept, 2013.

Tanya Hill
Notary Public
My Commission Expires: 7/2017



Shelby County, AL 09/10/2013
State of Alabama
Deed Tax: \$60.50



20130910000367460 1/2 \$77.50
Shelby Cnty Judge of Probate, AL
09/10/2013 12:43:20 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 Rhonda Barrett
Mailing Address Alabaster, Az

Grantee's Name James Barrett
Mailing Address 1948 Venetian Way
Helena AL 35080

Property Address 1948 Venetian Way
Helena, Az 35080

Date of Sale 9/5/13
Total Purchase Price \$

or
Actual Value \$

or
Assessor's Market Value \$ 120,600 $\frac{1}{2} = 60,300$

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 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 9/10/13
☒ Unattested Karen Molen
(verified by)

Print James E Barrett
Sign [Signature]
(Grantor/Grantee/Owner/Agent) circle one

