

20131003000397370 1/2 \$78.00
Shelby Cnty Judge of Probate, AL
10/03/2013 12:45:18 PM FILED/CERT

This Instrument Prepared By:
Paul Kemp
Morris|Hardwick|Schneider, LLC
2718 20th Street South, Suite 210
Birmingham, AL 35209
BRM-130700069R

Send Property Tax Notice To:

PO Box 590028
Birmingham AL
35259

Quit Claim Deed

State of Alabama
County of Shelby

APP Value 61,100

KNOW ALL MEN BE THESE PRESENTS, that for and in consideration of the sum of ~~Ten Dollars~~ (\$10.00) and other valuable consideration, this day in hand paid to

James E. Hamlin and Justin R. Craft, and Susan C. Hamlin,

(hereinafter called "Grantor"), receipt whereof is acknowledged, the said Grantor does hereby grant, release, remise, convey and quit-claim unto said

Bella Properties, LLC

(hereinafter called "Grantee"), the following described real estate lying in Shelby County, Alabama, to-wit:

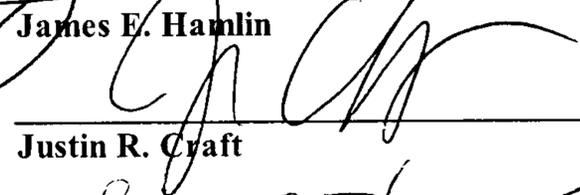
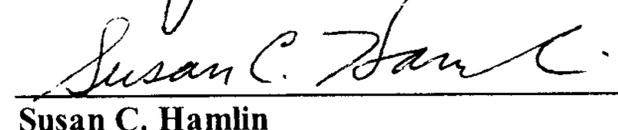
Lot 5, Block 3, according to the Survey of J.G. Lacey Subdivision, as recorded in Map Book 3, Page 113, in the Probate Office of Shelby County, Alabama.

The subject property is or X is not the homestead of the grantor(s).

TO HAVE AND TO HOLD unto the said Grantee, its successor and assigns forever.

IN WITNESS WHEREOF, James E. Hamlin and Justin R. Craft, and Susan C. Hamlin has caused these present to be executed in his/her/our name(s) and on his/her/our behalf as aforesaid, on this .

Witness 

 (Seal)
James E. Hamlin
 (Seal)
Justin R. Craft
 (Seal)
Susan C. Hamlin

Shelby County, AL 10/03/2013
State of Alabama
Deed Tax: \$61.00

State of Alabama
County of Shelby

I, , the undersigned authority, a Notary Public in and for said County and State, hereby certify that James E. Hamlin and Justin R. Craft, and Susan C. Hamlin, whose name(s) is/are signed to the foregoing conveyance, and who is/are either known to me or produced satisfactory evidence of identification, acknowledged before me that, being informed of the contents of the conveyance, executed the same voluntarily on the day that bears the same date.

Given under my hand and seal of office this .


Notary Public
My Commission Expires: _____

NOTARY PUBLIC STATE OF ALABAMA AT LARGE
MY COMMISSION EXPIRES: Oct 26, 2015
BONDED THRU NOTARY PUBLIC

425 Selma Rd (3)

Real Estate Sales Validation Form

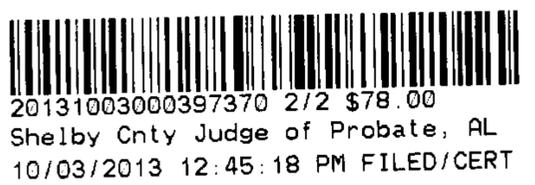
This Document must be filed in accordance with Code of Alabama 1975, Section 40-22-1

Grantor's Name James & Susan C Hamilton
Mailing Address Justin Craft
P O Box 590028
Birmingham AL 35259

Grantee's Name Bella Properties, LLC
Mailing Address P O Box 590028
Birmingham AL
35259

Property Address 425 Selma Rd
Montevallo AL
35115

Date of Sale 8-30-13
Total Purchase Price \$ _____
or
Actual Value \$ _____
or
Assessor's Market Value \$ 61,100.00



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 Changing Transfer to LLC

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 9-23-13

Unattested [Signature]
(verified by)

Print Dawn Collier
Sign [Signature]
(Grantor/Grantee/Owner/Agent), circle one