



20131213000479790 1/5 \$120.00  
Shelby Cnty Judge of Probate, AL  
12/13/2013 12:52:30 PM FILED/CERT

**This Document Prepared By:**

Pamela K. Tanner  
156 Windstone Parkway  
Chelsea, Alabama 35043

~~After Recording Send Tax Notice To:~~

Pamela K. Tanner  
156 Windstone Parkway  
Chelsea, Alabama 35043

**Recording Requested By**  
**First American Title OFS**

1452442

Assessor's Parcel Number: 15-3-05-0-000-016.000

**QUITCLAIM DEED** AFTER RECORDING RETURN TO:  
TITLE OF DOCUMENT DOCUMENT PROCESSING SOLUTIONS, INC.  
590 W. LAMBERT RD.  
BREA, CA 92821

STATE OF ALABAMA

KNOW ALL MEN BY THESE PRESENTS:

SHELBY COUNTY

THAT in consideration of ONE AND NO/100 DOLLARS (\$1.00), to the undersigned grantor (whether one or more), in hand paid by the grantee herein, the receipt whereof is acknowledged, I or we, **Pamela K. Tanner, an unmarried woman, and Robert A. Tanner, an unmarried man, as joint tenants with right of survivorship**, (herein referred to as grantor, whether one or more), do hereby remise, release, quitclaim and convey to: **Pamela K. Tanner, an unmarried woman**, (herein referred to as grantee, whether one or more), the following described real estate, situated in Shelby County, Alabama, to wit:

LOT 16, ACCORDING TO THE SURVEY OF WINDSTONE, AS RECORDED IN MAP BOOK 25, PAGE 2, IN THE PROBATE OFFICE OF SHELBY COUNTY, ALABAMA.

COMMONLY known as: 156 Windstone Parkway, Chelsea, Alabama 35043

Source of Title Ref.: Deed: Recorded July 16, 1999; Doc. No. 1999-29732

TO have and to hold to the said grantee, his, her or their heirs and assigns forever.

The land described herein (You must make a selection):

is homestead property of the said Grantor

is **NOT** homestead property of the said Grantor

Shelby County, AL 12/13/2013  
State of Alabama  
Deed Tax:\$94.00

IN WITNESS WHEREOF, **Pamela K. Tanner** have hereunto set my (our) hand(s) and seal(s),  
this 13 day of September, 2013.

Pamela K. Tanner

Pamela K. Tanner

General Acknowledgement

STATE OF Alabama

Shelby COUNTY

I, Anna-Marie Cox a Notary Public in and for said County, in said State, hereby certify that **Pamela K. Tanner**, whose name(s) is/are signed to the foregoing conveyance and who is/are known to me, acknowledged before me on this day, that, being informed of the contents of the above and foregoing conveyance, he/she/they executed the same voluntarily on the day the same bears date.

NOTARY STAMP/SEAL

Given under my hand and official seal of office this  
13 day of September, 2013.

Anna-Marie Cox

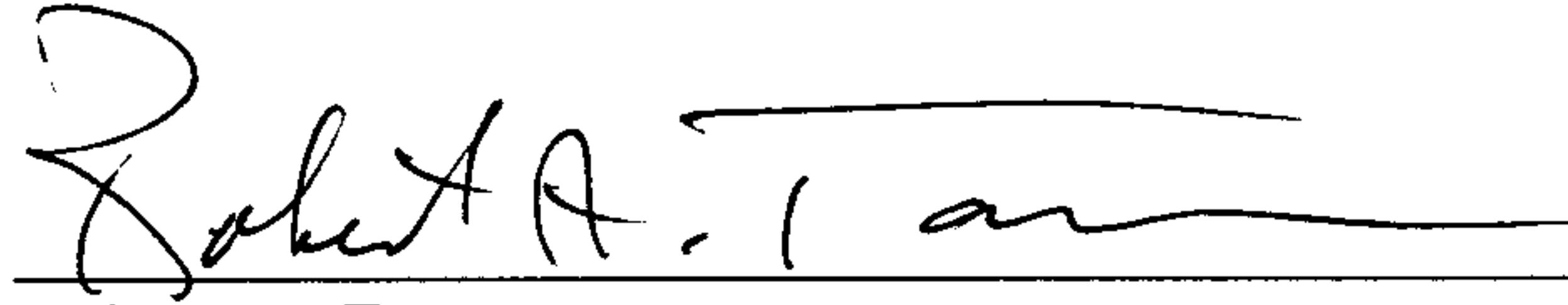
NOTARY PUBLIC Anna-Marie Cox

My Commission Expires: 11-21-2016



20131213000479790 2/5 \$120.00  
Shelby Cnty Judge of Probate, AL  
12/13/2013 12:52:30 PM FILED/CERT

IN WITNESS WHEREOF, **Robert A. Tanner** have hereunto set my (our) hand(s) and seal(s),  
this 13 day of September, 2013.



Robert A. Tanner

General Acknowledgement

STATE OF Alabama

Shelby COUNTY

I, Anna-Marie Cox

a Notary Public in and for said County, in said State, hereby certify that **Robert A. Tanner**, whose name(s) is/are signed to the foregoing conveyance and who is/are known to me, acknowledged before me on this day, that, being informed of the contents of the above and foregoing conveyance, he/she/they executed the same voluntarily on the day the same bears date.

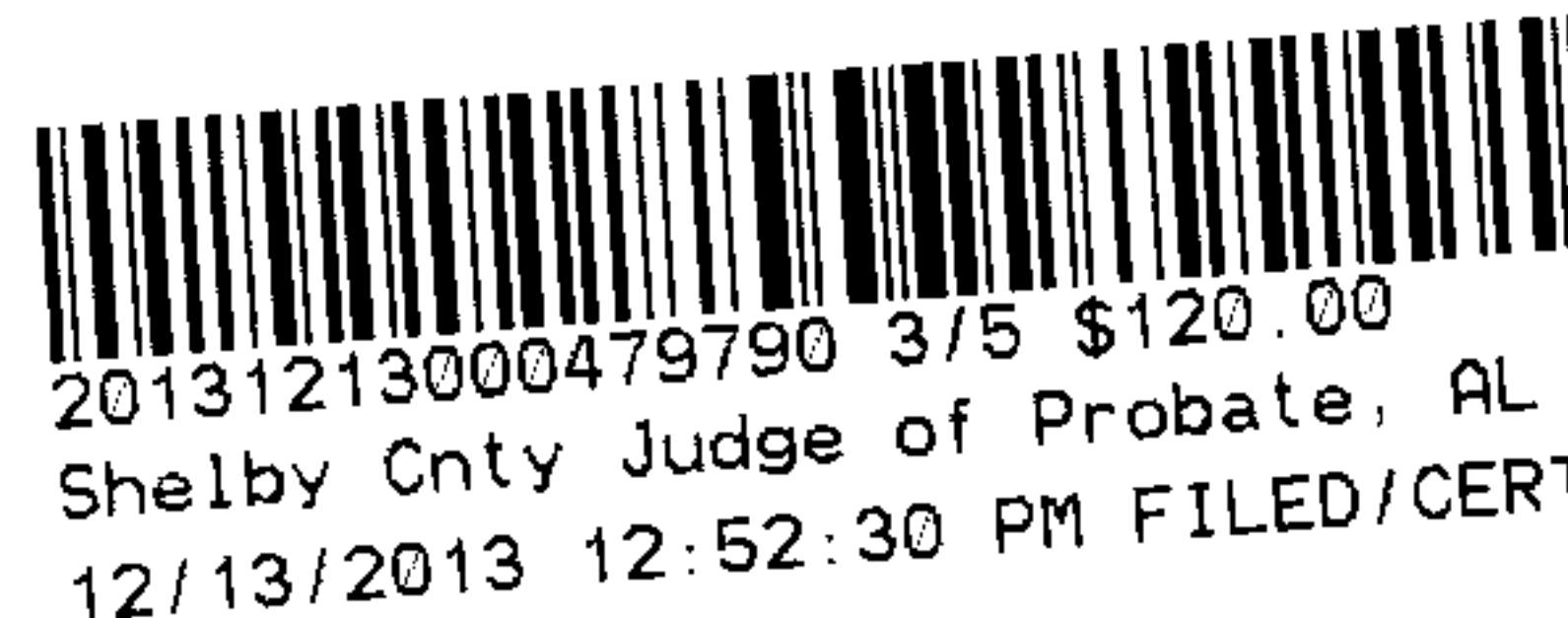
NOTARY STAMP/SEAL

Given under my hand and official seal of office this  
13 day of September, 2013.



NOTARY PUBLIC Anna-Marie Cox

My Commission Expires: 11-26-2016



**Exhibit "A"**

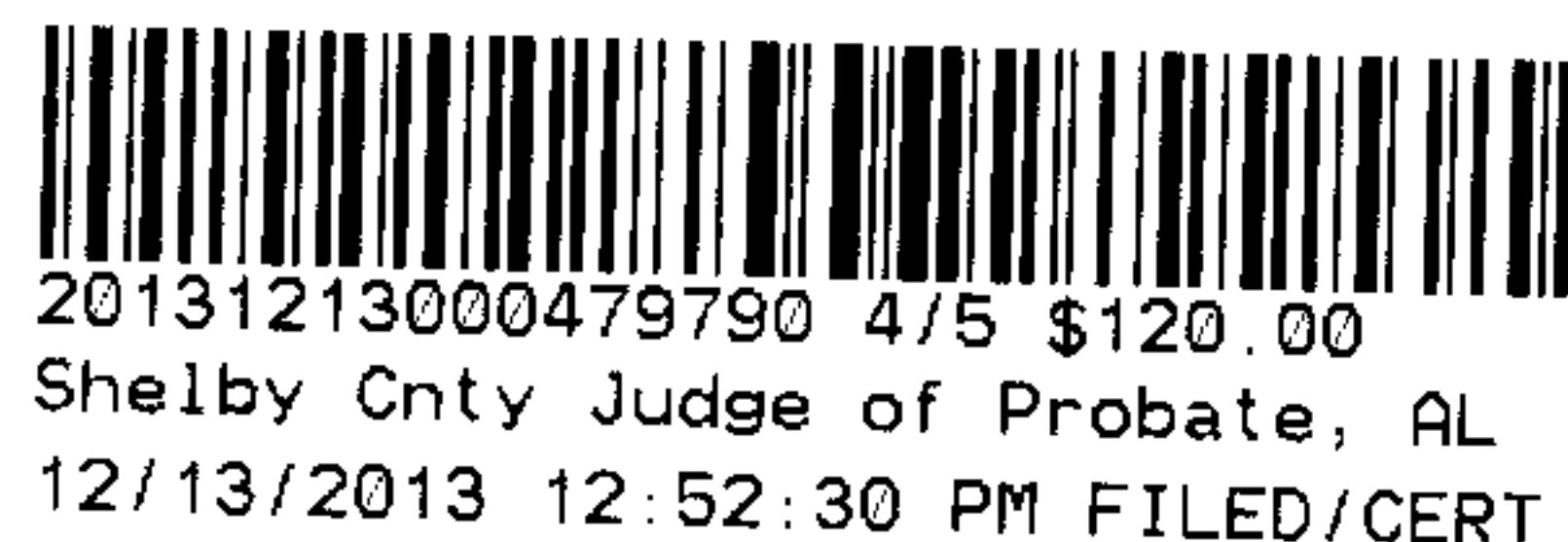
**Legal Description**

A.P.N.: 15-3-05-0-000-016.000

Real property in the City of Chelsea, County of Shelby, State of Alabama, described as follows:

Lot 16, according to the Survey of Windstone, as recorded in Map Book 25, page 2, in the Probate Office of Shelby County, Alabama; and

BEING the same property conveyed to Pamela K. Tanner and Robert A. Tanner, by Deed dated June 30, 1999 and recorded July 16, 1999, of record in Instrument No. 1999-29732, in the Office of the Judge of Probate of Shelby County, Alabama.



## Real Estate Sales Validation Form

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

Grantor's Name Pamela K. Tanner/Robert A. Tan  
Mailing Address 156 Windstone Parkway  
Chelsea, AL 35043

Grantee's Name Pamela K. Tanner  
Mailing Address 156 Windstone Parkway  
Chelsea, AL 35043

Property Address 156 Windstone Parkway  
Chelsea, AL 35043

Date of Sale 09/13/2013  
Total Purchase Price \$ 1,00  
or  
Actual Value \$  
or  
Assessor's Market Value \$ 187,900 Y2 value = \$93,950

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

  
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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 11/18/13

Print JESSICA A.H. BETZ, FIRST AMERICAN TITLE

Unattested

Sign

(verified by)

  
(Grantor/Grantee/Owner/Agent) circle one

Print Form

Form RT-1