

SEND TAX NOTICE TO:
Richard E Kidd and Barbara Kidd
Post Office Box 1235
Alabaster, AL 35007
Estimated Market Value: \$18,180.00

STATE OF ALABAMA)
COUNTY OF SHELBY)

QUIT CLAIM DEED

KNOW ALL MEN BY THESE PRESENTS, that **RICHARD E. KIDD**, as Personal Representative of the Estate of **MABEL JACKSON**, herein referred to as Grantor, (whether one or more), in consideration of the terms and conditions of the Decedent's Last Will and Testament, and other good and valuable consideration in hand, paid to the undersigned, the receipt of which is acknowledged, remises, releases, and forever quit claims to **RICHARD E. KIDD and BARBARA KIDD**, a married couple, referred to as Grantees, all right, title, interest, and claim in or to the following described real estate situated in Shelby County, Alabama, to wit:

BEG INT W LN SE ¼ of SW ¼ & NW R/W 12th AVE SE TH N
320' TH E 20 TH S 410 TO POB

PARCEL TAX I.D. #23 1 01 3 002 060.000

Mineral and mining rights excepted.
Subject to restrictions, reservations, conditions and easements of record.

This document is prepared without a search of title and without a survey and no certification is made as to title or to the location of said land.

TO HAVE AND TO HOLD unto the grantee, his heirs and assigns forever.

23rd IN WITNESS WHEREOF, the undersigned hereto sets his hand and seal this the day of January, 2014.

Richard E. Kidd
RICHARD E. KIDD, as Personal
Representative of the Estate of Mabel Jackson

STATE OF ALABAMA)
COUNTY OF SHELBY)

I, the undersigned Notary Public in and for said County and State, hereby certify that **RICHARD E. KIDD, as Personal Representative of the Estate of Mabel Jackson**, whose name is signed to the foregoing conveyance and who is known to me, acknowledge before me on this day that, being informed of the contents of the conveyance, he executed the same voluntarily.

Subscribed and sworn to before me this the 23rd day of January, 2014.

Pearlann H. Dwyer
Notary Public
My Commission Expires: August 24, 2015

Prepared by:
John A. McBrayer
Attorney At Law
3110 Cummins Street
Pelham AL 35124

Real Estate Sales Validation Form

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

Grantor's Name Richard E. Kidd as Personal
Mailing Address Representative of Estate of
Mabel Jackson
P.O. Box 1235, Alabaster, AL
35007

Grantee's Name Richard E. Kidd and Barbara Kidd
Mailing Address Post Office Box 1235
Alabaster, AL 35007

Property Address _____

Date of Sale _____
Total Purchase Price \$ _____
or
Actual Value \$ _____
or
Assessor's Market Value \$ 18,180.00

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 Tax Assessor Valuation

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 applicable.

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, 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 January 10, 2014

Unattested

Print Richard E. Kidd
Sign Richard E. Kidd Mabel Jackson

(Verified by)

(Grantor)/Grantee/Owner/Agent) circle one



20140311000067890 2/2 \$35.50
Shelby Cnty Judge of Probate, AL
03/11/2014 01:42:52 PM FILED/CERT