

20140328000088630
03/28/2014 04:08:03 PM
QCDEED 1/4

-----Above This Line Reserved For Official Use Only-----

STATE OF ALABAMA
SHELBY COUNTY

Return To & Mail Tax Statements To:

TARA LEE SHAPACH
184 STONEBRIDGE CIRCLE
PELHAM, AL 35124

NAL-1322577
Property Tax ID#: 13 6 23 4 004 022.000
Assessed Market Value: \$135,100

QUIT CLAIM DEED

Know all men by these presents, TARA LEE, Married To, EMIL G SHAPACH, whose address is 184 STONEBRIDGE CIRCLE, PELHAM, AL 35124, (hereinafter called Grantor) that for and in consideration of the sum of _____ Dollars (\$ _____) in hand paid to the undersigned, the receipt whereof is hereby acknowledged, the undersigned hereby releases, quitclaims, grants, and conveys to TARA LEE SHAPACH, EMIL G SHAPACH, HUSBAND & WIFE, TENANTS BY THE ENTIRETY WITH RIGHTS OF SURVIVORSHIP whose post office address is 184 STONEBRIDGE CIRCLE, PELHAM, AL 35124, (hereinafter called Grantee) all my right, title, interest, and claim in or to the following described real estate, situated in SHELBY County, Alabama, to-wit:

SEE COMPLETE LEGAL ATTACHED AS EXHIBIT "A"

Property Address: 184 STONEBRIDGE CIRCLE, PELHAM, AL 35124

To have and to hold to said GRANTEE forever.

Given under my hand this 24 day of March, 2014.

Tara Lee
TARA LEE

Emil G Shapach
EMIL G SHAPACH

STATE OF Alabama }

COUNTY OF Shelby }

I, the undersigned, a Notary Public in and for said County, in said State, hereby certify that TARA LEE, Married To, EMIL G SHAPACH, whose name is signed to the foregoing conveyance, and who is known to me, acknowledged before me on this day, that, being informed of the contents of the conveyance and executed the same voluntarily on the day and the same bears dated.

Given under my hand and official seal this the 24 day of March, 2014.



NOTARY PUBLIC *Tasy Cothren*

My Commission Expires:

**My Commission Expires
February 12, 2016**

No title search was performed on the subject property by the preparer. The preparer of this deed makes neither 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.

Prepared By:

Curphey & Badger Law
c/o William E. Curphey, P.C.
Angelina Whittington, Esquire
3849 Lithia Pinecrest Rd.
Valrico, FL 33546

NETCO File Number: NAL-1222577

Borrower Last Name: Shapach

Exhibit A
Legal Description

Lot 88, according to the Survey of The Cottages at Stonehaven, Second Addition, Phase One, as recorded in Map Book 23, Page 87 in the Probate Office of Shelby County, Alabama.

Commonly known as: 184 Stonebridge Circle, Pelham, AL 35124 in the County of Shelby

Parcel Number: 13 6 23 4 004 022.000

Real Estate Sales Validation Form

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

Grantor's Name Tara Lee
Mailing Address 184 Stonebridge Circle
Pelham AL 35124

Grantee's Name Tara Lee Shapach & Emil G Shapach
Mailing Address 184 Stonebridge Circle
Pelham AL 35124

Property Address 184 Stonebridge Circle
Pelham AL 35124

Date of Sale 03/24/2014

Total Purchase Price \$ 0.00

Actual Value \$

Assessor's Market Value \$ 135,100

20140328000088630 03/28/2014 04:08:03
PM QCDEED 4/4

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 add Spouse

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 3/24/14

Print Roberte Schwantz
733 Crown Industrial Court - A
Chesterfield, MO 63005

Sign Roberte Schwantz
(Grantor/Grantee/Owner/Agent) circle one

Unattested

(verified by)



Filed and Recorded
Official Public Records
Judge James W. Fuhrmeister, Probate Judge,
County Clerk
Shelby County, AL
03/28/2014 04:08:03 PM
S24.00 CHERRY
20140328000088630

Print Form

Handwritten signature



Form RT-1