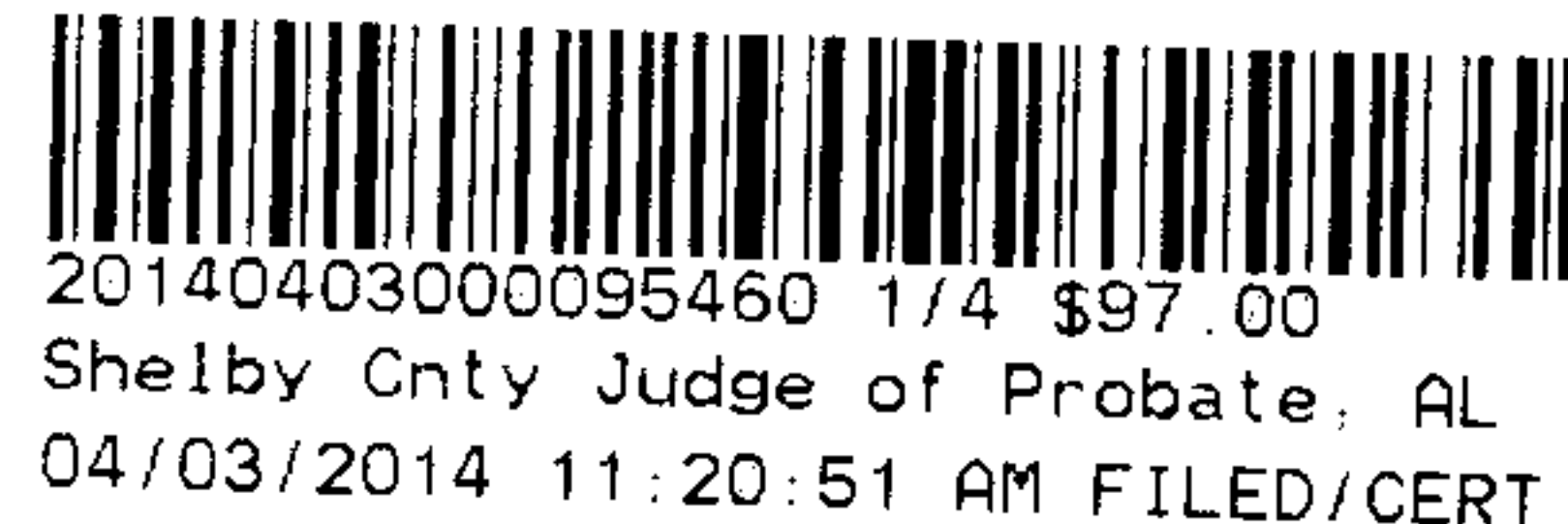


PREPARED BY:

Janet Sumner Pitts
3017 Bowron Road
Helena, Al. 35080



**RECORDING REQUESTED BY
AND WHEN RECORDED MAIL TO:**

Robert Sumner
509 Laurel Woods Trail
Helena, AL 35080

MAIL TAX STATEMENTS TO;

Robert Sumner
509 Laurel Woods Trail
Helena, Al. 35080

QUITCLAIM DEED

KNOW ALL MEN BY THESE PRESENTS THAT:

THIS QUITCLAIM DEED, made and entered into on the 16th day of January 201~~3~~⁴, between Janet Sumner Pitts, a single person, whose address is 3017 Bowron Road, Helena, Alabama 35080 ("Grantor") and Robert Sumner, a single person, whose address is 509 Laurel Woods Trail, Helena, Alabama 35080 ("Grantee").

FOR FULL CONSIDERATION, in the amount of \$10.00 the receipt and sufficiency of which is hereby acknowledged, Grantor hereby Remises, Releases, AND FOREVER Quitclaims to Grantee, the property located in Shelby County, Alabama, described as:

Lot 108, according to the Survey of Laurel Woods, Phase 111, as recorded in Map Book 17, Page 96, in the Probate Office of Shelby County, Al.

SUBJECT TO all, if any, valid easements, rights of way, covenants, conditions, reservations and restrictions of record.

Grantor grants all of the Grantor's rights, title and interest in and to all of the above described property and premises to the Grantee, and to the Grantee's heirs and assigns forever in fee simple, so that neither Grantor nor Grantor's heirs legal representatives or assigns shall have claim, or demand any right or title to the property, premises or appurtenances, or any part thereof.

Tax/Parcel ID number: 1382710010022.023

IN WITNESS WHEREOF THE Grantor has executed this deed on the 16th day of January ~~2013~~ 2014 J.R.

1-16-2014
Date

Janet Sumner Pitts
Janet Sumner Pitts, Grantor

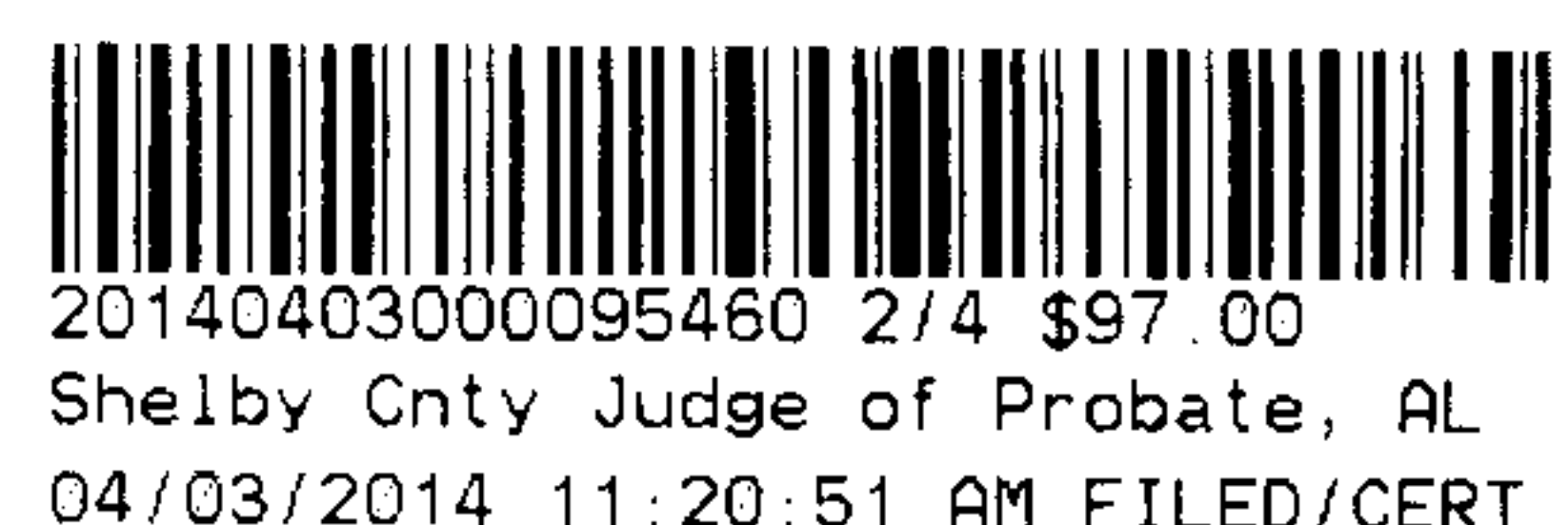
State of Alabama
Shelby County

I, Barbara F. Hyche hereby certify that Janet Sumner Pitts 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, they executed the same voluntarily on the day the same bears date. Given under my hand this 16th day of January, A.D. ~~2013~~ 2014

Barbara F. Hyche
Notary Public

My Commission expires: 10/22/2016

IN WITNESS WHEREOF THE GRANTEE HAS EXECUTED THIS DEED ON THE 16 day of January ~~2013~~ 2014 MJD



1
Date

Robert Sumner
Robert Sumner, Grantee

The State of Alabama
Shelby County

I, Barbara F Hyche, hereby certify that
Robert Sumner _____ 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, they executed
the same voluntarily on the day the same bears date, Given under my hand
this 16th day of January, A.D. 2013 2014

Barbara F. Hyche
Notary Public

My Commission expires: 10/22/2016

Daryl Pitts
Daryl Pitts, Grantor's Witness
3017 Bowron Rd., Helena, Al. 35080

Jim Pitts
Jim Pitts, Grantor's Witness
3017 Bowron Rd., Helena, Al. 35080


20140403000095460 3/4 \$97.00
Shelby Cnty Judge of Probate, AL
04/03/2014 11:20:51 AM 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 Janet Sumner Pitts
Mailing Address 3017 Bowron Rd
Helena, AL 35080

Grantee's Name Robert E Sumner
Mailing Address 509 Laurel Woods Trail
Helena, AL 35080

Property Address 509 Laurel Woods Trail
Helena AL 35080

Date of Sale _____

Total Purchase Price \$ _____

or

Actual Value \$ _____

or

Assessor's Market Value \$ 147,600

1/2 = 73,800

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

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 4-3-2014

Print Robert E Sumner

Sign Robert E Sumner

☒ Unattested

Karen Melsen

(verify)



20140403000095460 4/4 \$97.00
Shelby Cnty Judge of Probate, AL
04/03/2014 11:20:51 AM FILED/CERT

(Grantor/Grantee/Owner/Agent) circle one

Form RT-1