


This instrument was prepared by:
Mike Atchison
Attorney at Law, Inc.
P. O. Box 822
Columbiana, Alabama 35051

After recording, return to:
Melvin Alan Eisenberg

STATE OF ALABAMA,
SHELBY COUNTY

QUITCLAIM DEED


20140421000115080 1/3 \$25.00
Shelby Cnty Judge of Probate, AL
04/21/2014 09:23:03 AM FILED/CERT


KNOW ALL MEN BY THESE PRESENTS, That for and in consideration of the sum of **FIVE THOUSAND Dollars and 00/100 (\$5,000.00)** and other good and valuable consideration, in hand paid to the undersigned, the receipt whereof is hereby acknowledged, the undersigned, **Melvin Alan Eisenberg and wife, Martha Ann Eisenberg**, hereby remises, releases, quit claims, grants, sells, and conveys to **Melvin Alan Eisenberg and wife, Martha Ann Eisenberg** (hereinafter called Grantee), all his right, title, interest and claim in or to the following described real estate, situated in **Shelby County, Alabama**, to-wit:

SEE ATTACHED EXHIBIT A FOR LEGAL DESCRIPTION

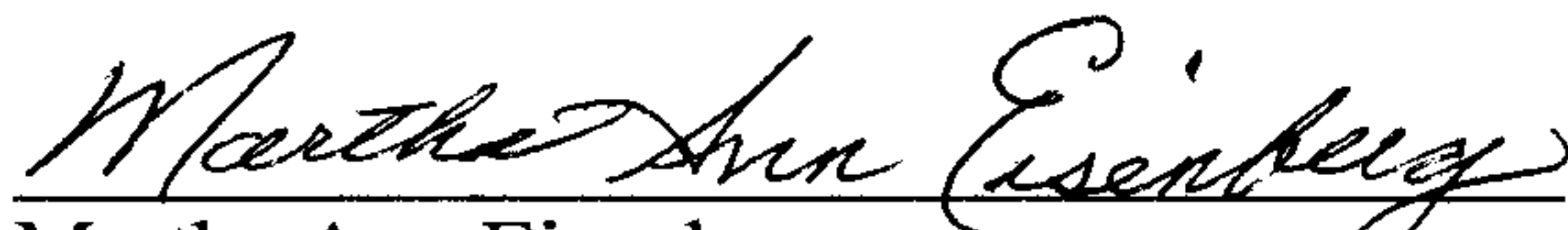
This Deed was prepared from data furnished by the Grantee. No Title Examination was requested or undertaken. The preparer of this Instrument has not reviewed the status of Title on this property, has not been employed to do so, and acts only as the drafter of this Instrument.

TO HAVE AND TO HOLD to said **GRANTEE** forever.

Given under my hand and seal, this 17th day of April, 2014.



Melvin Alan Eisenberg



Martha Ann Eisenberg

Shelby County, AL 04/21/2014
State of Alabama
Deed Tax: \$5.00

STATE OF ALABAMA
COUNTY OF SHELBY

I, the undersigned authority, a Notary Public in and for said County, in said State, hereby certify that **Melvin Alan Eisenberg and Martha Ann Eisenberg**, 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, he executed the same voluntarily on the day the same bears date.

Given under my hand and official seal 17th day of April, 2014.



Notary Public
My Commission Expires: 8/16/16

EXHIBIT A
LEGAL DESCRIPTION

Commence at the SE Corner of Section 3, Township 22 South, Range 3 West, Shelby County, Alabama; thence N00°23'57"E, a distance of 2803.87'; thence N77°29'43"W, a distance of 85.62' to the POINT OF BEGINNING; thence continue along the last described course, a distance of 69.87'; thence N49°59'29"W, a distance of 147.67' to a point on the Southerly line of an Ingress/Egress Easement; thence N30°59'41"E and along said easement line, a distance of 92.85' to the beginning of a curve to the left, having a radius of 180.00, a central angle of 24°01'58", and subtended by a chord which bears N18°41'20"E, and a chord distance of 74.95'; thence along the arc of said curve and said easement line, a distance of 75.70'; thence S06°44'23"E and leaving said easement line, a distance of 38.33'; thence S85°40'16"E, a distance of 226.91'; thence S15°26'56"W, a distance of 119.03'; thence S40°39'24"W, a distance of 120.69' to the POINT OF BEGINNING.

Said Parcel containing 1.00 acres, more or less.

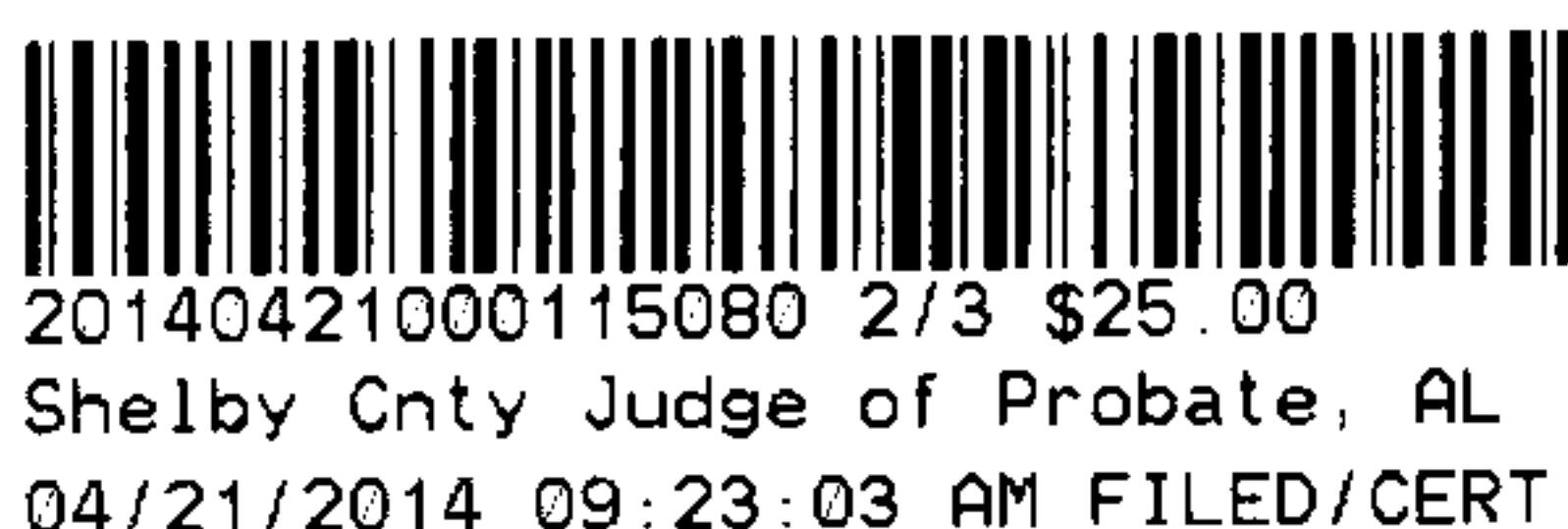
ALSO AND INCLUDING an Ingress/Egress and Utility Easement being more particularly described as follows:

Commence at the SE Corner of Section 3, Township 22 South, Range 3 West, Shelby County, Alabama; thence N00°23'57"E, a distance of 2803.87'; thence N77°29'43"W, a distance of 155.49'; thence N49°59'29"W, a distance of 103.77' to the POINT OF BEGINNING; thence continue along the last described course, a distance of 43.90' to a point on the Southerly line of an Ingress/Egress Easement; thence N30°42'16"E and along said easement line, a distance of 82.30' to the beginning of a curve to the left, having a radius of 180.00, a central angle of 24°01'58", and subtended by a chord which bears N18°41'20"E, and a chord distance of 74.95'; thence along the arc of said curve and said easement line, a distance of 75.70'; thence S06°44'23"E and leaving said easement line, a distance of 38.33'; thence S85°40'16"E, a distance of 13.93'; thence S22°03'18"W, a distance of 142.86' to the POINT OF BEGINNING.

SUBJECT to a 30' Ingress/Egress Easement, as recorded in Inst. #2006-27380 in the Office of the Judge of Probate of Shelby County, Alabama.

NOTE:

This Parcel shown and described herein may be subject to setbacks, Right-of-Ways, easements, zoning and restrictions that may be found in the Probate Office of said County.




Real Estate Sales Validation Form

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

Grantor's Name Martina Ann & Melvin Alan Eisenberg Grantee's Name Martina Ann & Melvin Alan Eisenberg
Mailing Address 29 Salters Path Mailing Address 29 Salters Path
Montevillo, AL 35115 Montevillo, AL 35115

Property Address 29 Salters Path Date of Sale 4/21/2014
Montevillo, AL 35115 Total Purchase Price \$ 5,000.00

or
Actual Value \$
or
Assessor's Market Value \$


20140421000115080 3/3 \$25.00
Shelby Cnty Judge of Probate, AL
04/21/2014 09:23:03 AM FILED/CERT

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 4/21/2014

Unattested

(verified by)

Print

Sign

Jason R. Rina

[Signature]

(Grantor/Grantee/Owner/Agent) circle one

Form RT-1