

THIS INSTRUMENT PREPARED BY:
Phillip A. Gibson, LLC
Phillip A. Gibson
200 Russell St. NE
Suite 300
Huntsville, AL 35801


20140804000240300 1/3 \$21.00
Shelby Cnty Judge of Probate, AL
08/04/2014 11:55:26 AM FILED/CERT

QUITCLAIM DEED

Address New Owner:	Send Tax Bills To:	Map and Parcel:
Denny C. Joins and Norma C. Joins	Denny C. Joins and Norma C. Joins	232090007011.000
134 Chinaberry Lane	134 Chinaberry Lane	
Maylene AL, 35114	Maylene AL, 35114	

THIS QUITCLAIM DEED made and entered into on the day and date last written by and between, Denny C. Joins and Norma C. Volkman, n/k/a Norma C. Joins, hereinafter referred to as the "GRANTOR" and Denny C. Joins and wife, Norma C. Joins, hereinafter referred to as the "GRANTEE":

WITNESSETH

FOR AND IN CONSIDERATION of the sum of One and No/100 (\$1.00) Dollars cash in hand paid, the receipt of which is hereby acknowledge, and other good and valuable consideration, Denny C. Joins and Norma C. Volkman, n/k/a Norma C. Joins have this day quitclaimed unto Denny C. Joins and wife, Norma C. Joins, for and during their joint lives as joint tenants and upon the death of either of them, then to the survivor in fee simple, together with every contingent remainder and right of reversion , any right, title and interest in and to certain real property located in Shelby County, being more particularly described as follows, to wit:

Property known as 134 Chinaberry Lane Maylene, AL 35114, County of Shelby

The following described real estate, situated in Shelby County, Alabama, to wit:

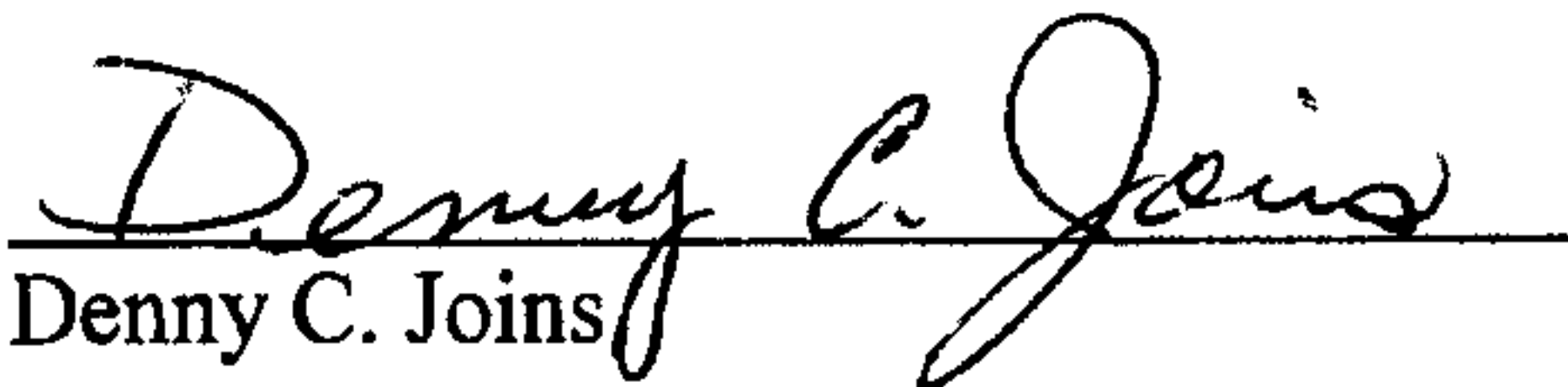
Lot 11, According to the Survey of Chinaberry, Phase I, Final Plat, as recorded in Map Book 32, Page 119, in the Office of the Judge of Probate of Shelby County, Alabama.

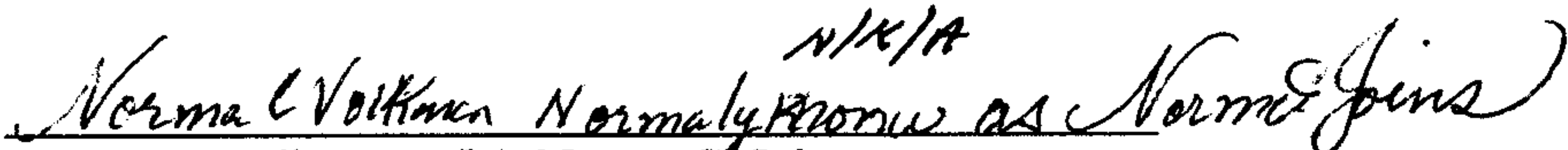
Being the same property conveyed to Denny C. Joins and Norma C. Volkman as joint tenants, with the right of survivorship, their heirs and assigns forever; it being the intention of the parties to this conveyance, that (unless the joint tenancy created is severed or terminated during the joint lives of the grantees herein) in the event one grantee herein survives the other, the entire interest in fee simple shall pass to the surviving grantee and if one does not survive the other, then the heirs and assigns of the grantees herein shall take as tenants in common. by deed from Loyd H. Tracy and Marie H. Tracy, husband and wife dated 12/12/08 filed of record in Instrument No. 20081223000474830, Office of The Judge of The Probate.

Tax Map and Parcel ID is as follows 232090007011.000

Said property is conveyed subject to such limitations, restrictions and encumbrances as may affect the premises.

In Witness Whereof, the undersigned has hereunto set his hand on this the 25th day of June, 2014 .


Denny C. Joins


Norma C. Volkman, n/k/a Norma C. Joins

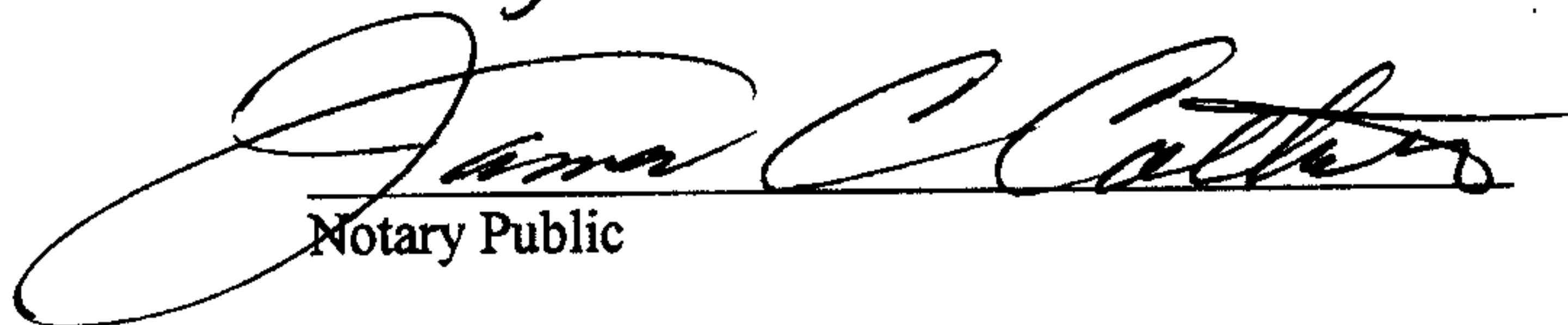
This Quitclaim Deed is being prepared and recorded for the purpose of changing Norma C. Volkman's name to her married name of Norma C. Joins.

STATE OF ALABAMA

COUNTY OF Shelby

I, the undersigned, a Notary Public in and for said County and State hereby certify that Dennis C. Joins and Norma C. Volkman, n/k/a Norma C. Joins 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 this conveyance, (s)he executed the same voluntarily on the day the same bears date.

Witness my hand and official seal at Birmingham, Alabama this 25th day of June, 2014.


Notary Public

Commission Expiration

My Commission Expires
September 13, 2014


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Real Estate Sales Validation Form

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

Grantor's Name
Mailing Address

Denny C Joins and Norma C Joins
1340 Chingberry - Volkman
Maylene, AL 35114

Grantee's Name
Mailing Address

Denny C Joins - Norma C Joins
1340 Chingberry Lane
Maylene AL 35114

Property Address

134 Chingberry Lane
Maylene AL 35114

Date of Sale

6-25-14

Total Purchase Price \$

or

Actual Value

or

Assessor's Market Value \$

\$ 181,300.00
\$ 181,300.00
\$ 181,300.00

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

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 6-25-2014

Print Denny C. Joins

Unattested

(verified by)

Sign Denny C Joins
(Grantor/Grantee/Owner/Agent) circle one

Form RT-1

