


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

After recording, return to:
Bobby Gardner
217 Chandler Lane
Alabaster AL 35007

STATE OF ALABAMA,
SHELBY COUNTY

QUITCLAIM DEED


20141112000355260 1/2 \$80.50
Shelby Cnty Judge of Probate, AL
11/12/2014 10:02:09 AM FILED/CERT

KNOW ALL MEN BY THESE PRESENTS, That for and in consideration of the sum of **SIXTY THREE THOUSAND FOUR HUNDRED DOLLARS AND ZERO CENTS (\$63,400.00)** and other good and valuable consideration, in hand paid to the undersigned, the receipt whereof is hereby acknowledged, the undersigned, **Bobbie Robinson, a married woman**, hereby remises, releases, quit claims, grants, sells, and conveys to **Bobby Gardner and Charlotte Gardner** (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:

Lot 154, according to the Survey of Weatherly Chandler, Sector 16, as recorded in Map Book 9, page 151, in the Probate Office of Shelby County, Alabama; being situated in Shelby County, Alabama.

Mineral and mining rights excepted.


Subject to existing easements, restrictions, set back lines and rights of way, if any, of record.

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.

Shelby County, AL 11/12/2014
State of Alabama
Deed Tax: \$63.50

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

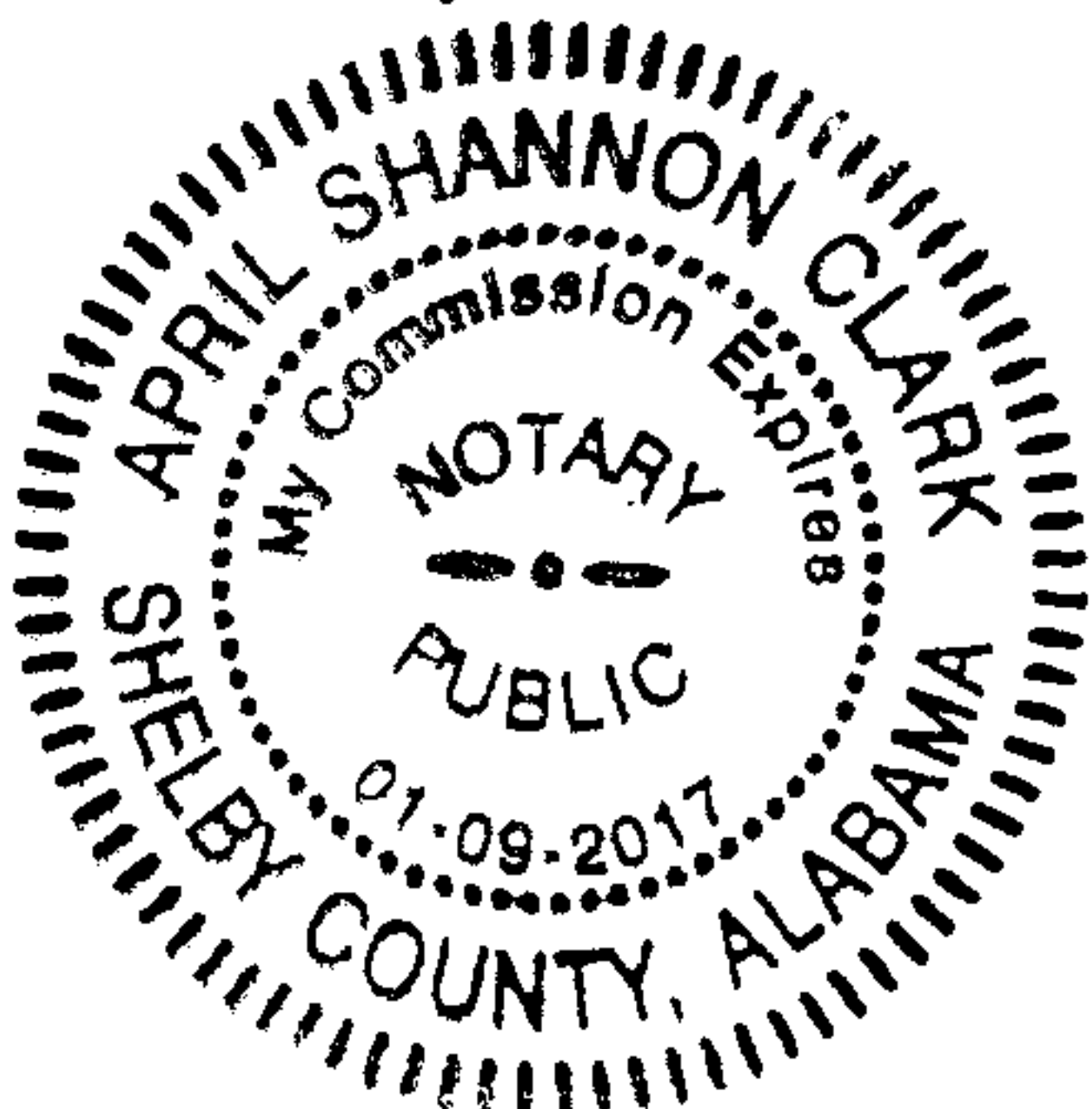
Given under my hand and seal, this 10th day of November, 2014.

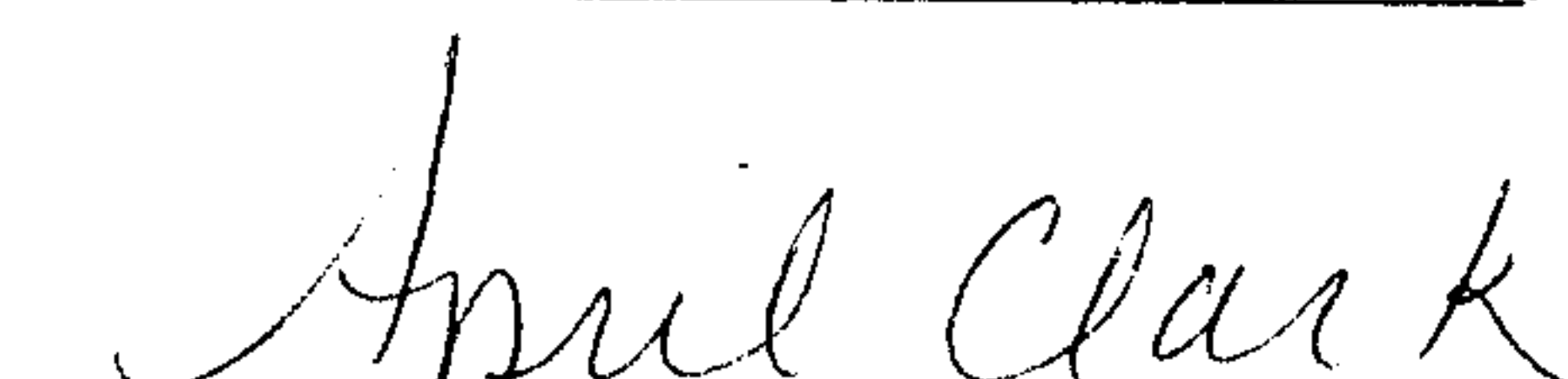

Bobbie Robinson

STATE OF ALABAMA
COUNTY OF SHELBY

I, the undersigned authority, a Notary Public in and for said County, in said State, hereby certify that **Bobbie Robinson**, whose name(s) is/are 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, she executed the same voluntarily on the day the same bears date.

Given under my hand and official seal this 10th day of November, 2014.




Notary Public
My Commission Expires: ~~10-4-2016~~
1-9-2017

Real Estate Sales Validation Form

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

Grantor's Name Bobbie Robinson
Mailing Address 132 Cove Ln
Pelham AL 35124
Property Address 217 Chandler Ln
Alabaster

Grantee's Name Bobby Gardner
Mailing Address 217 Chandler Ln
Alabaster
Date of Sale 11-10-14
Total Purchase Price _____
or
Actual Value _____
or
Assessor's Market Value 63,400.00

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 1/2 tax value

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 of 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 _____

Print

Mike T. Atchison

Unattested

Sign

Mike T. Atchison

(verified by)

(Grantor/Grantee/Owner/Agent) circle one

