


This Instrument Prepared By:

Clint C. Thomas, P.C.  
Attorney at Law  
P.O. Box 1422  
Calera, AL 35040

  
20141117000361410 1/3 \$64.50  
Shelby Cnty Judge of Probate, AL  
11/17/2014 12:07:06 PM FILED/CERT

## Quitclaim Deed

STATE OF ALABAMA     )  
                                      )  
COUNTY OF SHELBY    )

KNOW ALL MEN BY THESE PRESENTS, That for and in consideration of Forty-Four Thousand Four Hundred Ninety Dollars and 00/100 (\$ 44,490.00) and other good and valuable consideration in hand paid, the receipt whereof is hereby acknowledged, that **Janice K. Barnes, a married woman**, hereinafter known as the GRANTOR, hereby RELEASES, QUITCLAIMS, GRANTS, and CONVEYS to **Jerry Wayne Barnes, a married man**, hereinafter known as the GRANTEE, pursuant to an Agreement in Contemplation of Divorce between the two parties herein, all of the GRANTOR'S right, title, interest, and claim in or to the following described real estate, situated in Shelby County, Alabama, to-wit:


*A part of Section 18, Township 22 South, Range 1 East, described as follows: To find the Point of Beginning start at the Northeast corner of Block 136, according to Safford's Map of the Town of Shelby; Thence Northward along the extension Northwardly of East line of said Block 136, a distance of 80 feet to a point of which is the Point of Beginning; Thence continue along same line for 423.60 feet to a point 205 feet South of the South line of the Right-of-Way of L&N Railroad, Thence turn an angle of 123 degrees left and along said RR Right-of-Way 129.80 feet for Point of Beginning of said land survey, Thence continue on same line for 165 feet, Thence turn an angle of 67 degrees left for 140 feet, Thence turn an angle of 103 degrees 34 minutes left and along South side of road for 165 feet, Thence turn an angle of 82 degrees 40 minutes for 192.00 feet to Point of Beginning.*

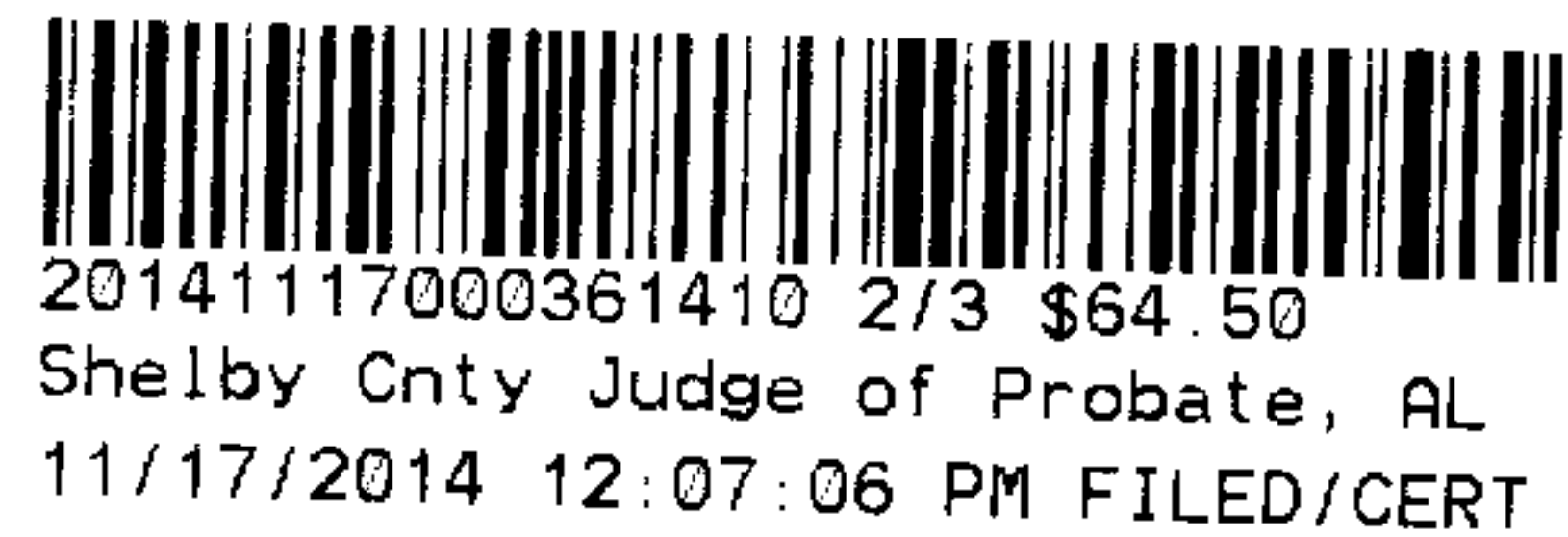
The legal description herein was provided by the GRANTEE and was taken from that certain instrument recorded as Instrument # 20080415000154000, as recorded in the Shelby County Probate Office, and was made without the benefit of a title search or survey.

TO HAVE AND TO HOLD to said GRANTEE forever.

Shelby County, AL 11/17/2014  
State of Alabama  
Deed Tax: \$44.50

Given under my hand and seal, this the 19 day of OCT., 2014.

  
JANICE K. BARNES  
Grantor




ALABAMA  
STATE OF ~~MISSISSIPPI~~ )  
COUNTY OF Shelby )

ACKNOWLEDGMENT

I, the undersigned, a Notary Public in and for said County, in said State, hereby certify that, *Janice K. Barnes*, 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 this 19 day of OCT., 2014.

  
NOTARY PUBLIC  
My Commission Expires: 3/9/2016

Closing did not occur in the  
office of preparer.



# Real Estate Sales Validation Form

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

Grantor's Name JERRY BARNES  
Mailing Address 5568 Hwy. 61  
Wetumpka, AL 35126

Grantee's Name JANICE BARNES  
Mailing Address 5568 Hwy. 61  
Wetumpka, AL 35126

Property Address 332 Marigold Rd.  
Shelby AL 35143

Date of Sale 10/19/14  
Total Purchase Price \$                     

or  
Actual Value \$                     

or  
Assessor's Market Value \$ 44,490.00

30-418-3-002003

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 Records

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 10/19/14

Print Jerry W. Barnes

Sign Jerry W. Barnes  
(Grantor/Grantee/Owner/Agent) circle one

Unattested

ified by)



20141117000361410 3/3 \$64.50  
Shelby Cnty Judge of Probate, AL  
11/17/2014 12:07:06 PM FILED/CERT

Form RT-1