

TITLE NOT EXAMINED BY PREPARER OF THIS DEED

THIS INSTRUMENT PREPARED BY:

Name: **ANN S. DERZIS**

Attorney at Law

2450 Valleydale Road

Birmingham, Alabama 35244

Send Tax Notice To:

Allen Massey Jr.

13634 Highway 73

Montevallo, Alabama 35115

QUIT CLAIM DEED

STATE OF ALABAMA, SHELBY COUNTY

KNOW ALL MEN BY THESE PRESENTS, That for and in consideration of

TEN DOLLARS AND NO/100 (\$10.00)

**AND IN ACCORDANCE WITH THE PARTIES' DECREE OF DIVORCE,
CIRCUIT COURT OF SHELBY COUNTY, DR 2013-900046**

to the undersigned GRANTOR in hand paid by the GRANTEE herein, the receipt whereof is acknowledged, I, **ALLEN MASSEY, JR.**, a divorced man, and **LISA PRESLEY MASSEY**, a divorced woman, does hereby remise, release, and forever quitclaim unto the said **ALLEN MASSEY, JR.**, a divorced man, all of my right, title and interest in and to the following described real estate situated in Jefferson County, Alabama, to-wit:

**Lots 1 and 2, Block 7, according to the survey of Wilmont Gardens, as recorded in Map Book 4 Page 6, in the Probate Office of Shelby County, Alabama.
Situated in Shelby County, Alabama.**


This conveyance is hereby made subject to restrictions, easements and rights of way of record in the Probate Office of Shelby County, Alabama.

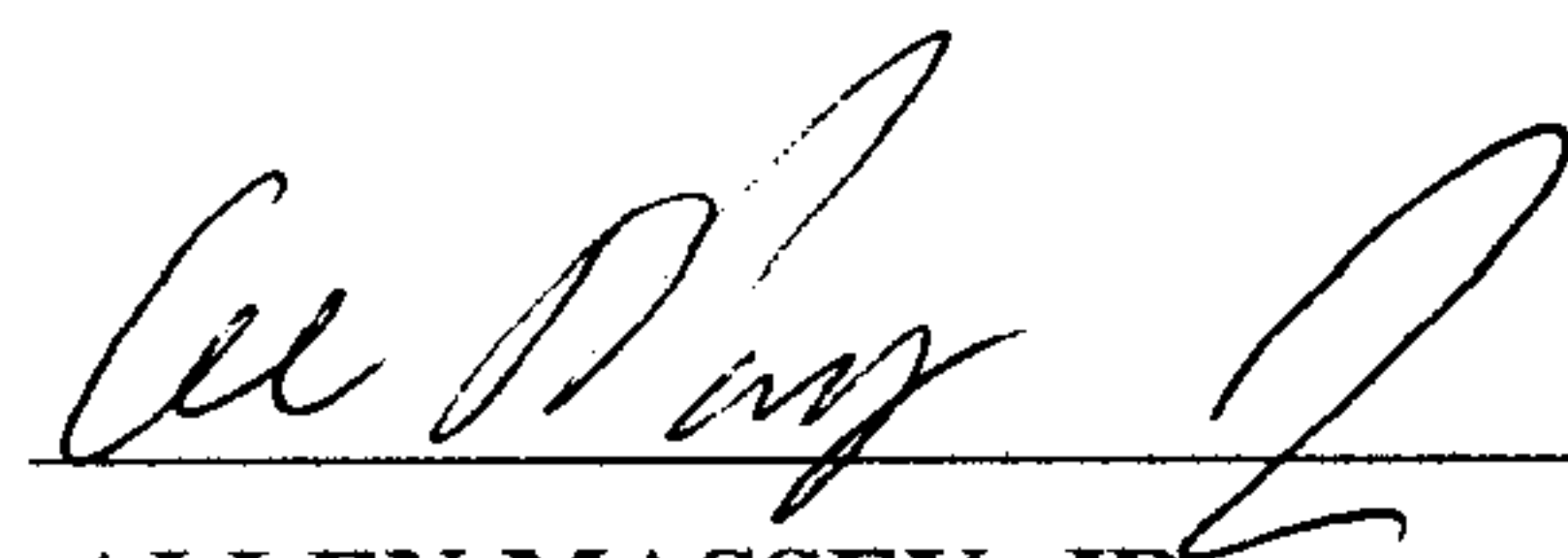
That Allen Massey, Jr. is one in the same as Allen Clifton Massey, Jr. and Lisa Presley Massey is one in the same as Lisa Ann Massey.

TO HAVE AND TO HOLD, the above granted premises unto the said **ALLEN MASSEY, JR.**, his heirs and assigns forever.

IN WITNESS WHEREOF, I have hereunto set my hand and seal, this 10 day of May, 2013.

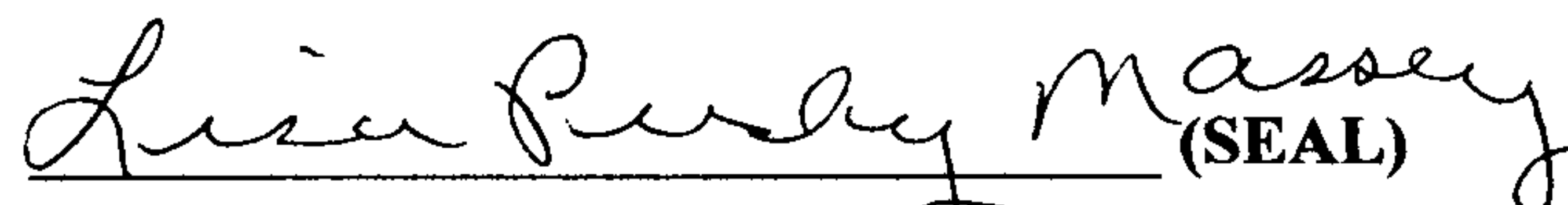
Witnesses:


20150102000000280 1/2 \$85.50
Shelby Cnty Judge of Probate, AL
01/02/2015 09:40:06 AM FILED/CERT


ALLEN MASSEY, JR. (SEAL)

Witnesses:

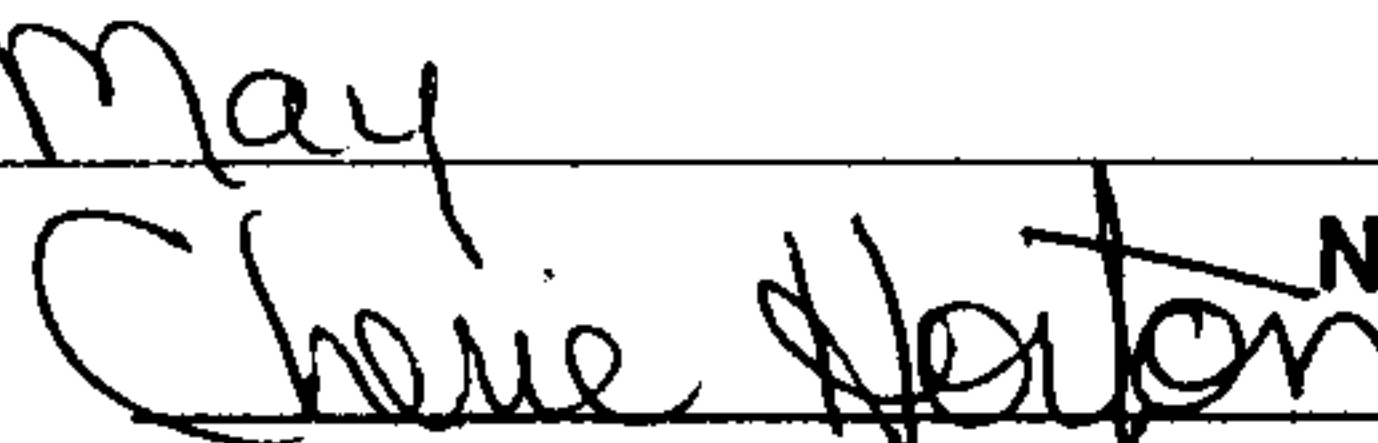
Shelby County, AL 01/02/2015
State of Alabama
Deed Tax: \$68.50


LISA PRESLEY MASSEY (SEAL)

**STATE OF ALABAMA)
SHELBY COUNTY)**

I, the Undersigned Authority, a Notary Public, in and for said county in said state, hereby certify that **Allen Massey, Jr.**, a divorced man, and **Lisa Presley Massey**, a divorced woman, and whose names **ARE** signed to the foregoing conveyance, and who **ARE** known to me or produced a driver's license and/or other picture identification, acknowledged before me on this day that, being informed of the contents of said conveyance, **THEY** executed the same voluntarily on the day the same bears date.

Given under my hand and official seal this 10 day of May, 2013


Cherie Horton
Notary Public, State of Alabama
Alabama State At Large
My Commission Expires
August 25, 2013

Real Estate Sales Validation Form

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

Grantor's Name ALLEN MASSEY, JR.
Mailing Address 13634 Highway 73
Montevallo, Alabama 35115

Grantee's Name LISA PRESLEY MASSEY
Mailing Address 112 Red Road
Calera, Alabama 35040

Property Address 13634 Highway 73
Montevallo, Alabama 35115

Date of Sale 2/27/2013
Total Purchase Price \$

or
Actual Value \$ ~~11,000~~
or
Assessor's Market Value \$ 136,300. 1/2 = 68,150.



20150102000000280 2/2 \$85.50
Shelby Cnty Judge of Probate, AL
01/02/2015 09:40:06 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

 Appraisal
 X Other Quitclaim deed pursuant to divorce
 Closing Statement
 X Tax Office

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 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 1/2/15
 X Unattested
 (Verified by)

Print Allen Massey Jr
Sign Allen Massey Jr
(Grantor/Grantee/Owner/Agent) circle one