

This Instrument prepared by:
Gregory D. Harrelson, Attorney
Harrelson Law Firm, LLC
15 Southlake Lane, Suite 130
Birmingham, AL 35244

Send Tax Notice To:
A. R. Burroughs
226 Thoroughbred Lane
Alabaster, AL 35007

QUITCLAIM DEED
JOINT TENANTS WITH RIGHT OF SURVIVORSHIP

STATE OF ALABAMA)
SHELBY COUNTY)

KNOW ALL MEN BY THESE PRESENTS: That in consideration of \$10.00 and other good and valuable consideration to the undersigned grantor in hand paid by the grantees herein, the receipt whereof is acknowledged, We, **A.R. Burroughs and Olivia Burroughs**, husband and wife (herein referred to as GRANTORS) hereby REMISES, RELEASES, QUITCLAIMS, GRANTS, SELLS AND CONVEYS to **A.R. Burroughs, Olivia Burroughs and Josef Wade Burroughs** (herein referred to as GRANTEES, as joint tenants with right of survivorship) all of the Grantor's rights, title, interest, and claim in or to the following described real estate, situated in Shelby County, Alabama, to wit:

Lot 33, according to the Survey of Final Plat of Saddle Lake Farms, Second Addition, Phases 3, 4, 5, 6, and 7, as recorded in Map Book 29, Page 34, in the Probate Office of Shelby County, Alabama.

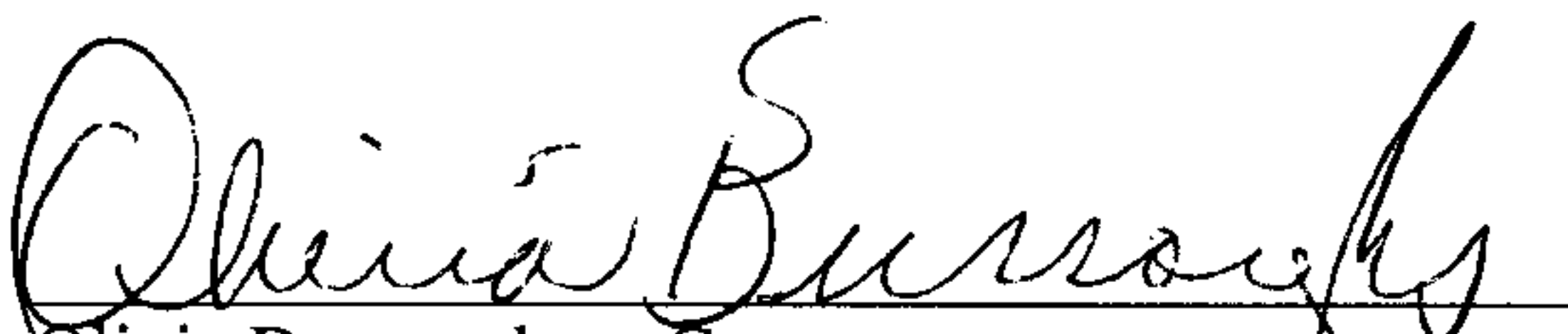
Subject to Easements, Restrictions and Rights of Way of Record.

NO TITLE OPINION REQUESTED OR PREPARED. The preparer of this document acted as scrivener only, no representation is made as to the total amount of acreage or the accuracy of the legal description.

TO HAVE AND TO HOLD, to the said GRANTEES forever.

IN WITNESS WHEREOF, We have hereunto set my hand and seal, this 9th day of March, 2015.


A.R. Burroughs - Grantor


Olivia Burroughs – Grantor

STATE OF ALABAMA)
SHELBY COUNTY)


GENERAL ACKNOWLEDGEMENT

I, the undersigned, a Notary Public in and for said County, in said State, hereby certify that A.R. Burroughs and Olivia Burroughs, whose names are signed to the foregoing conveyance, and who are known to me, acknowledge before me on this day, that being informed of the contents of the conveyance, they executed the same voluntarily on the day the same bears date.

Given under my hand and official seal this 9th day of March, 2015.


NOTARY PUBLIC

My Commission expires: 8-25-15


20150608000188680 1/2 \$118.50
Shelby Cnty Judge of Probate, AL
06/08/2015 10:45:25 AM FILED/CERT

Shelby County, AL 06/08/2015
State of Alabama
Deed Tax: \$101.50

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

A.R. Burroughs + Olivia
226 Thoroughbred W
Alabaster AL 38007

Grantee's Name
Mailing Address

A.R. Burroughs Olivia Burroughs +
226 Thoroughbred W
Alabaster AL 38007 Josee Wade
Burroughs

Property Address

226 Thoroughbred W
Alabaster AL 38007

Date of Sale

8-25-15

Total Purchase Price \$

12.00

or

Actual Value

\$

or

Assessor's Market Value \$

304,200 1/3 = 101,400

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

Print

A.R. Burroughs

☒ Unattested

Laura Melsen
(verified by)

Sign

[Signature]

(Grantor/Grantee/Owner/Agent) circle one

Form RT-1



20150608000188680 2/2 \$118.50
Shelby Cnty Judge of Probate, AL
06/08/2015 10:45:25 AM FILED/CERT