

STATE OF ALABAMA  
COUNTY OF SHELBY

QUITCLAIM DEED

KNOW ALL MEN BY THESE PRESENTS, That for and in consideration of the sum of One Hundred Thirty Thousand Dollars (\$ 130,000.00) and other good and valuable considerations in hand paid to the Tawana Jones Dickinson (hereinafter called the Grantor), the receipt whereof is hereby acknowledged, the Grantor, Tawana Jones Dickinson, hereby RELEASES, QUITCLAIMS, GRANTS, SELLS, AND CONVEYS to Gregory L. Dickinson (hereinafter called Grantee), 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:

**Lot 25, according to the Final Plat of Holland Lakes, Sector Two, Phase One, as recorded in Map Book 36, page 8, in the Probate Office of Shelby County, Alabama**

**Together with the nonexclusive easement to use the Common Areas as more particularly described in Holland Place Declaration of Covenants, Conditions and Restrictions executed by the Grantor and filed for record as Instrument No. 20050426000199570 in the Probate Office of Shelby County, Alabama (the "Declaration")**

TO HAVE AND TO HOLD to said GRANTEE forever.

Given under my hand and seal, this the 4 day of February, 2015

Tawana Jones Dickinson (SEAL)  
Grantor (Tawana Jones Dickinson)

STATE OF Alabama  
COUNTY OF Calhoun

ACKNOWLEDGEMENT

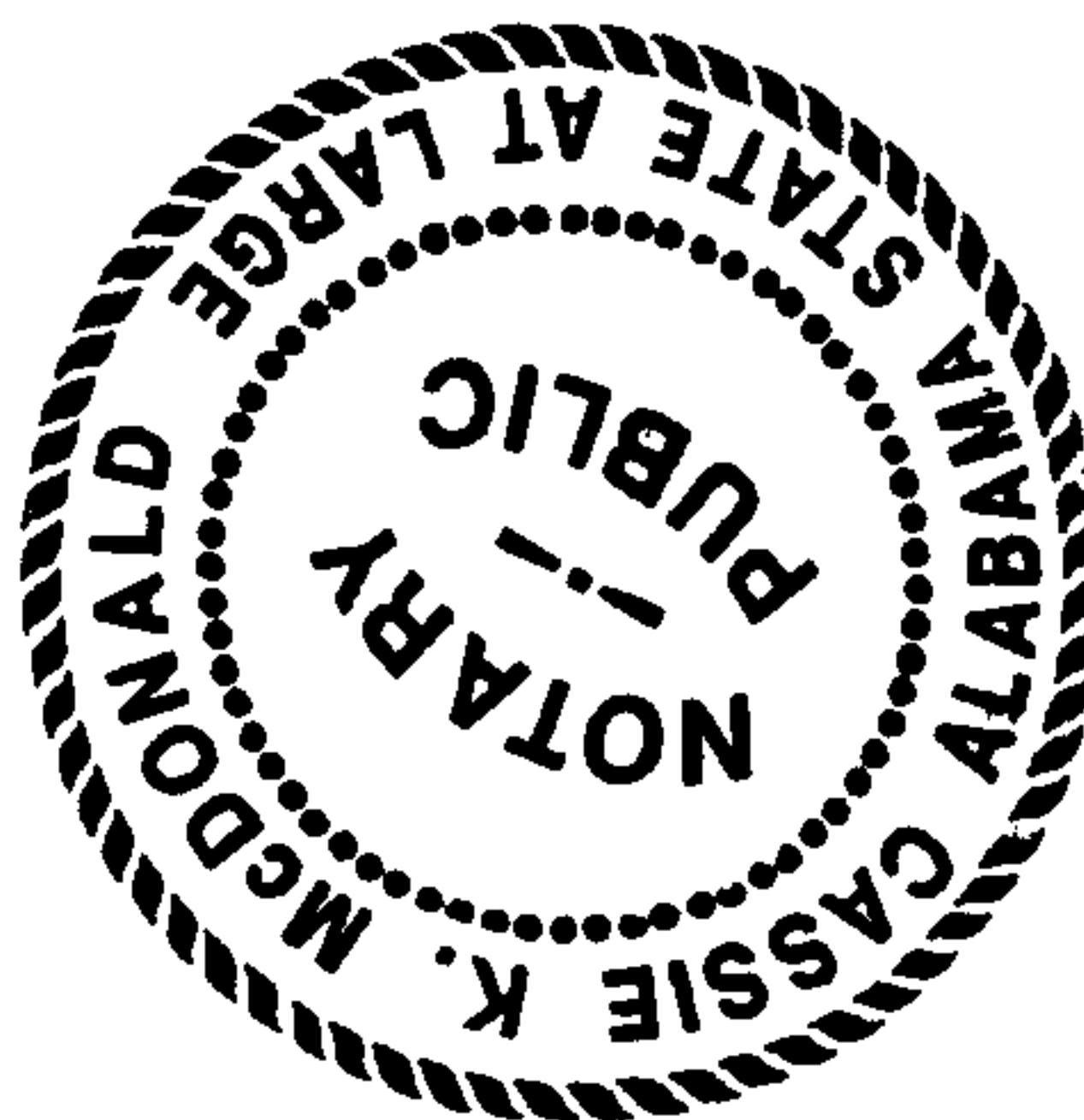
I, Cassie K. McDonald, a Notary Public in and for said County, in said State, hereby certify that Tawana Jones Dickinson whose name[s] is [are] signed to the foregoing conveyance, and who is [are] known to me, acknowledged before me on this day, that, being informed of the contents of the conveyance, he [she or they] executed the same voluntarily on the day the same bears date.

Given under my hand and official seal this 4th day of February, 2015

Cassie K. McDonald  
Notary Public  
My Commission Expires: 8/14/16

20150623000210990 1/2 \$147.00  
Shelby Cnty Judge of Probate, AL  
06/23/2015 12:56:13 PM FILED/CERT

THIS INSTRUMENT PREPARED BY:  
Steve Walker, Attorney at Law  
184 Red Bay Drive  
Maylene, AL 35114



Shelby County, AL 06/23/2015  
State of Alabama  
Deed Tax: \$130.00

Real Estate Sales Validation Form

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

Grantor's Name Tawana Jones Dickinson  
Mailing Address 15078 Preachers Lane  
FRISCO TX 75035

Grantee's Name Gregory Dickinson  
Mailing Address 448 Holland Lakes Dr  
Pelham AL 35124

Property Address 448 Holland Lakes Dr  
Pelham AL 35124

Date of Sale 2/14/15  
Total Purchase Price \$ 130,000

or  
Actual Value \$ \_\_\_\_\_

or  
Assessor's Market Value \$ \_\_\_\_\_



20150623000210990 2/2 \$147.00  
Shelby Cnty Judge of Probate, AL  
06/23/2015 12:56:13 PM 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
- 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 Steven Walker

Unattested \_\_\_\_\_  
(verified by)

Sign [Signature]  
(Grantor/Grantee/Owner/Agent) circle one