

20150904000310440 1/4 \$89.00  
Shelby Cnty Judge of Probate, AL  
09/04/2015 03:14:56 PM FILED/CERT

Recording requested by: Bonnie Askew

Space above reserved for use by Recorder's Office

When recorded, mail to:

Document prepared by:

Name: Bonnie Askew

Name Larry Askew

Address: 175 Nearest Lane

Address 225 Nearest Lane

City/State/Zip: Columbiana, AL 35051

City/State/Zip Columbiana, AL 35051

Property Tax Parcel/Account Number: \_\_\_\_\_

## Quitclaim Deed

This Quitclaim Deed is made on 2-5-2013, between  
Larry Askew or Alicia Askew, Grantor, of 225 Nearest Lane  
35051, City of Columbiana, State of Alabama,  
and Bonnie Askew, Grantee, of 175 Nearest Lane  
35051, City of Columbiana, State of Alabama.

For valuable consideration, the Grantor hereby quitclaims and transfers all right, title, and interest held by  
the Grantor in the following described real estate and improvements to the Grantee, and his or her heirs  
and assigns, to have and hold forever, located at 175 Nearest Lane  
35051, City of Columbiana, State of Alabama:

Shelby County, AL 09/04/2015  
State of Alabama  
Deed Tax: \$66.00

Subject to all easements, rights of way, protective covenants, and mineral reservations of record, if any.

Taxes for the tax year of 2011 shall be prorated between the Grantor and Grantee as of the date of  
recording of this deed.



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Dated: 2-5-2013

Larry Ashew  
Signature of Grantor

Larry Ashew  
Name of Grantor

Michelle Smitherman  
Signature of Witness #1

Michelle Smitherman  
Printed Name of Witness #1

Cynthia Chandler  
Signature of Witness #2

Cynthia Chandler  
Printed Name of Witness #2

State of Alabama County of Shelby  
On 2-5-2013, the Grantor, Larry Ashew,

personally came before me and, being duly sworn, did state and prove that he/she is the person described in the above document and that he/she signed the above document in my presence.

Jeffery D. Marshall  
Notary Signature

Notary Public,

In and for the County of Jefferson State of Alabama

My commission expires: June 30<sup>th</sup> 2014 Seal

Send all tax statements to Grantee.

PARCEL 2

Commence at the SE Corner of the SE 1/4 of the NW 1/4 of Section 14, Township 21 South, Range 2 West, Shelby County, Alabama; thence N00°00'00"E, a distance of 210.00' to the POINT OF BEGINNING; thence N84°03'24"W, a distance of 333.87'; thence N12°15'56"E, a distance of 199.00'; thence N27°30'14"W, a distance of 197.79'; thence S56°34'39"E, a distance of 456.65'; thence S00°00'00"E, a distance of 152.94' to the POINT OF BEGINNING.

Said Parcel containing 1.77 acres, more or less.



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Real Estate Sales Validation Form

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

Grantor's Name Larry Askew
Mailing Address 225 Nearest Lane
Columbiana AL
35051

Grantee's Name Bonnie Askew Leigh
Mailing Address 175 Nearest Lane
Columbiana AL
35051

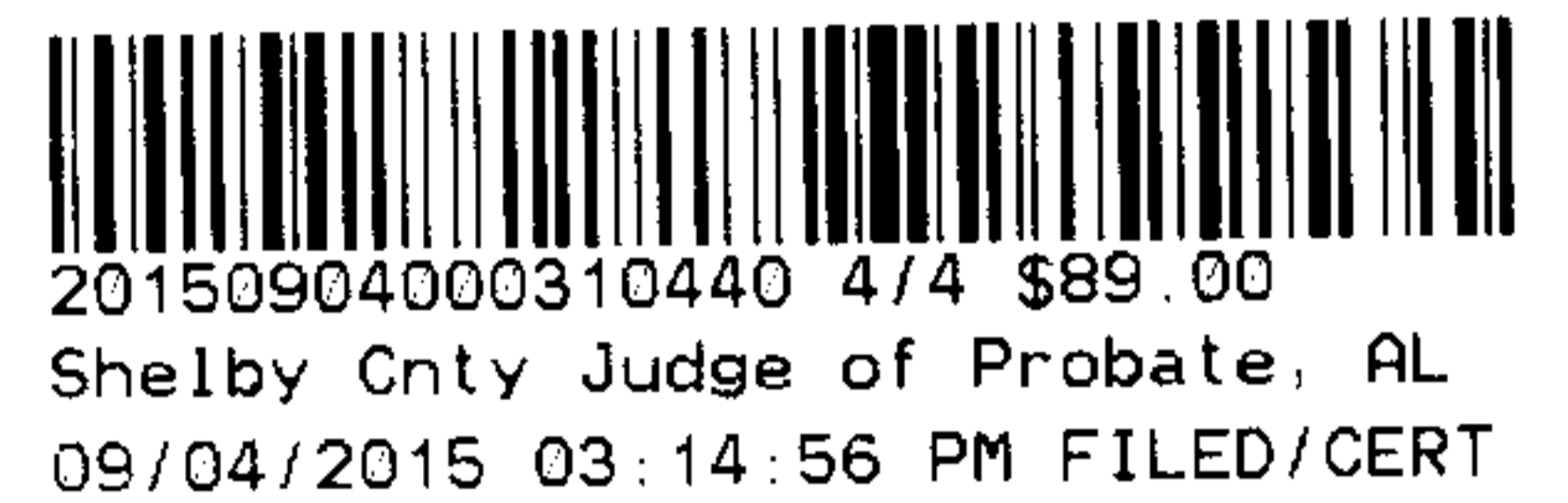
Property Address

Date of Sale
Total Purchase Price \$
or
Actual Value \$ 65,820
or
Assessor's Market Value \$

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 9-4-15

Print

Unattested B.A.L. (verified by)

Sign Bonnie Askew Leigh (Grantor/Grantee/Owner/Agent) circle one