

THIS INSTRUMENT WAS PREPARED BY:
Richard C. Shuleva, Attorney
2450 Valleydale Road
Birmingham, AL 35244

SEND TAX NOTICE TO:
Jeremy Kent Marshall
537 Rolling Hills Drive
Pelham, AL 35124

QUIT CLAIM DEED

STATE OF ALABAMA)
COUNTY OF SHELBY)



20151125000406820 1/2 \$168.50
Shelby Cnty Judge of Probate, AL
11/25/2015 12:06:43 PM FILED/CERT

KNOW ALL MEN BY THESE PRESENTS

That in consideration of **One Dollar (\$1.00)** and pursuant to the Final Decree entered in the Circuit Court of Shelby County, Alabama; Case No. DR-2010-9000142, to the undersigned grantor (whether one or more), in hand paid by the grantee herein, the receipt whereof is acknowledged, I, **Katrina Marshall, an unmarried woman**, (herein referred to as grantor, whether one or more), do hereby remise, release, quit claim and convey unto **Jeremy Kent Marshall, an unmarried man**, (herein referred to as grantee, whether one or more), the following described real estate, situated in Shelby County, Alabama, to wit:

Lot 63, according to the Survey of the Final Plat of Oaklyn Hills, Phase 3, as recorded in Map Book 34, page 52 in the Office of the Judge of Probate of Shelby County, Alabama.

Subject to existing easements, current taxes, restrictions, set-back lines, Rights of way and mortgages, if any, of record.

The legal description set out herein was furnished to preparer by the grantee herein without the benefit of survey or title search.

TO HAVE AND TO HOLD to the said **Jeremy Kent Marshall**, his heirs and assigns forever.

IN WITNESS WHEREOF, I have hereunto set my hand and seal this the 6 day of October, 2015.

Katrina Marshall
Katrina Marshall

STATE OF ALABAMA)
COUNTY OF SHELBY)

I, the undersigned, a Notary Public, in and for said County, in said State, hereby certify that **Katrina Marshall**, an unmarried woman, whose name is signed to the foregoing conveyance, and who is known to me, acknowledged before me on this day that being informed of the contents of the conveyance, she executed the same voluntarily on the day the same bears date.

Given under my hand and official seal this 6th day of October, 2015

[Signature]
Notary Public
My Commission Expires: 11-1-16

Shelby County, AL 11/25/2015
State of Alabama
Deed Tax: \$151.50

20151125000406820 2/2 \$168.50
Shelby Cnty Judge of Probate, AL
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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 Katrina Marshall Grantee's Name Jeremy Kent Marshall
Mailing Address 123 Lime Creek Lane Mailing Address 537 Rolling Hills Drive
Chelsea AL 35043 Chelsea, AL 35043

Property Address 537 Rolling Hills Drive Date of Sale 10/06/2015
Chelsea, AL 35043 Total Purchase Price \$ _____
or
Actual Value \$ 151500.00
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 10/22/2015 Print Jeremy Kent Marshall
Unattested _____ Sign [Signature]
(verified by) (Grantor/Grantee/Owner/Agent) circle one

Print Form