

This Instrument Was Prepared By:
David F. Ovson

Attorney-at-Law
2501 20th Place South, Ste. 420
Birmingham, Alabama 35223

III

Send Tax Notice to:
Claude Thomas Fite,
108 Blue Springs Circle
Alabaster, AL 35007

NOTE: This deed was prepared without the benefit of a title search.

STATE OF ALABAMA
COUNTY OF JEFFERSON

QUIT CLAIM DEED

20151203000412950
12/03/2015 11:08:26 AM
QCDEED 1/2

KNOW ALL MEN BY THESE PRESENTS, That in consideration of other good and valuable considerations and the sum of **TEN DOLLARS AND 00 CENTS (US\$10.00)** to the undersigned GRANTORS in hand paid by the GRANTEEES herein, the receipt of which is hereby acknowledged, **Ashley G. Fite, a married woman** (hereinafter referred to as **GRANTOR**), does hereby remise, release, quit claim, grant, sell, and convey to **Claude Thomas Fite, III** (hereinafter referred to as **GRANTEE**), all of my/our right, title and interest in the following described real estate situated in the County of Shelby and State of Alabama, to-wit:

Lot 90, according to the Survey of Summer Brook, Phase Three, as recorded in Map Book 20, Page 28, in the Probate Office of Shelby County, Alabama

This conveyance is subject to easements, restrictions, reservations, covenants, conditions, mineral and mining rights, and rights of way, of record, if any.

TO HAVE AND TO HOLD unto the said Grantee, his heirs and assigns, forever.

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

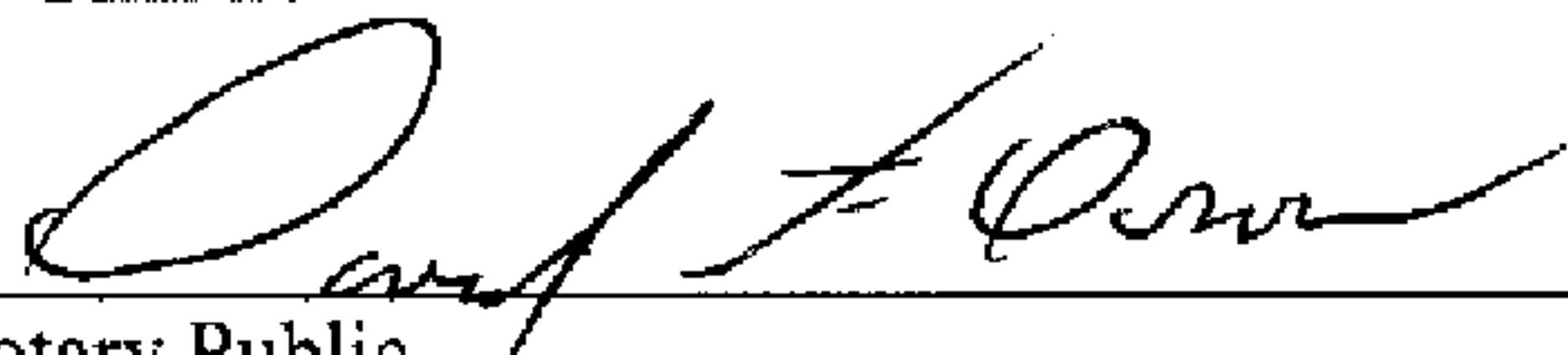


Ashley G. Fite

STATE OF ALABAMA
COUNTY OF JEFFERSON

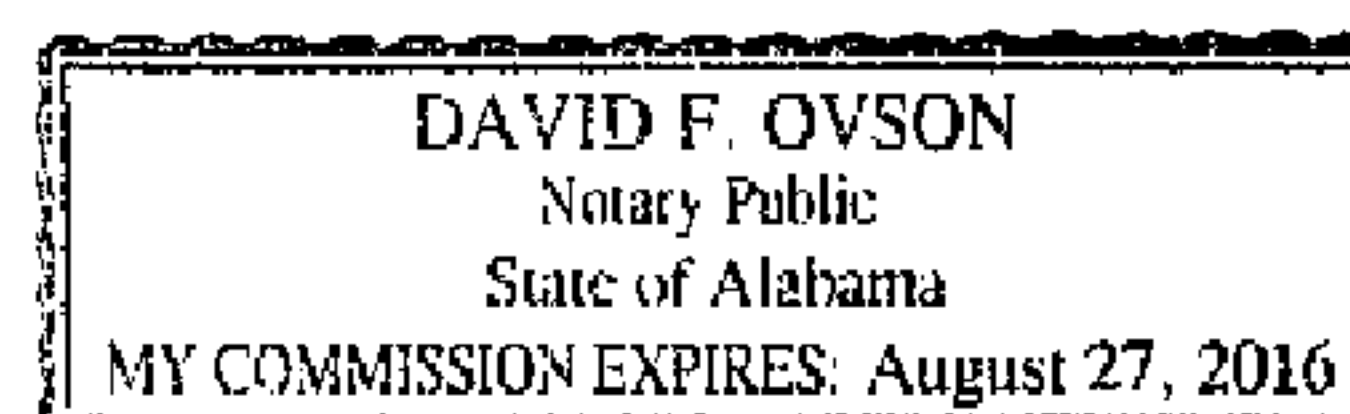
I, the undersigned, a notary public in and for said county in said state, hereby certify that **Ashley G. Fite**, whose name is signed to the foregoing conveyance, and who is known to me, acknowledged before me on this day that, being informed of the contents of the conveyance, she, executed the same voluntarily on the day the same bears date.

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



Notary Public

My Commission Expires:



20151203000412950 12/03/2015 11:08:26 AM QCDEED 2/2

Grantor's Name

Grantee's Name Claude Thomas Fite, III

Mailing Address

Mailing Address 108 Blue Springs Circle
Alabaster, AL 35007

Property Address 108 Blue Springs Circle
Alabaster, AL 35007

Date of Sale July 6, 2015

Total Purchase Price \$0.00

or

Actual Value

\$ 601,250.00

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

☐ Appraisal

☐ Sales Contract

☐ Other:

☒ Closing Statement

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 - , , ,

Grantee's name and mailing address - Claude Thomas Fite, III, 108 Blue Springs Circle, Alabaster, AL 35007.

Property address - 108 Blue Springs Circle, Alabaster, AL 35007

Date of Sale - July 6, 2015.

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.

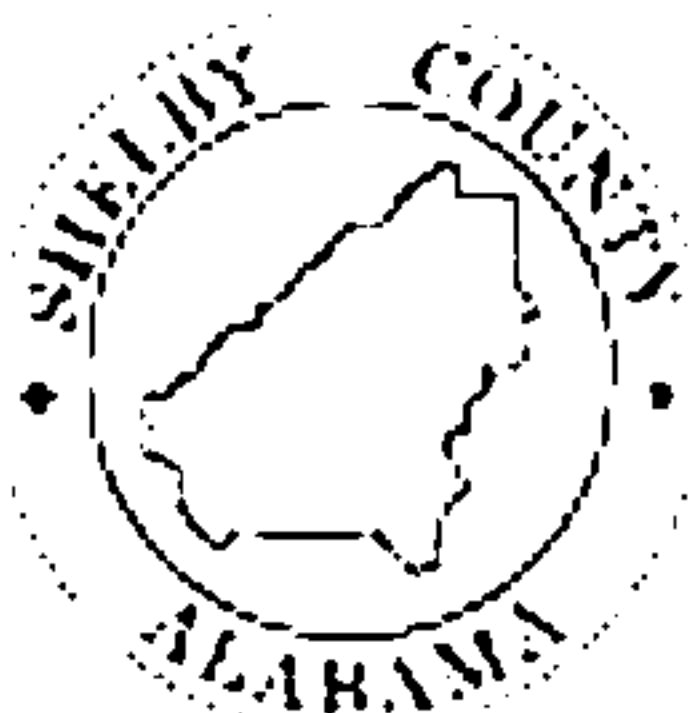
If no proof is provided and the value must be determined, the current estimate of fair market value, excluding
current use valuation, of the property as determined by the local official charged with the responsibility of valuing
property for property tax purposes will be used and the taxpayer will be 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: July 6, 2015

Sign

Ellen L. B.
Agent



Filed and Recorded
Official Public Records
Judge James W. Fuhrmeister, Probate Judge,
County Clerk
Shelby County, AL
12/03/2015 11:08:26 AM
\$78.50 CHERRY
20151203000412950

James W. Fuhrmeister