

This instrument was prepared without benefit of title examination or survey by:

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Shelby County, AL 12/04/2015
State of Alabama
Deed Tax: \$29.50



20151204000414550 1/3 \$49.50
Shelby Cnty Judge of Probate, AL
12/04/2015 01:16:59 PM FILED/CERT

STATE OF ALABAMA

SHELBY COUNTY

QUIT CLAIM DEED

KNOW ALL MEN BY THESE PRESENTS, that for and in consideration of Ten and No/100 (\$10.00) and other good and valuable consideration, to the undersigned GRANTOR in hand paid by the GRANTEE herein, the receipt whereof is acknowledged, I, **MARTHA DIANNE J. BENTLEY, AN UNMARRIED WOMAN**, herein referred to as GRANTOR, do hereby grant, bargain, sell and convey unto **ROBERT J. BENTLEY**, all of my undivided interest in and to the following described real estate situated in Shelby County, Alabama, to-wit:

The East half of the SW ¼ of SW ¼ of Section 6, Township 21 South, Range 1 West in Shelby County, Alabama.

This conveyance is subject to all easements, rights-of-way and restrictions of record affecting said property.

This conveyance is of real property which has been ordered transferred from Grantor to Grantee as part of a divorce case entitled *Dianne Jones Bentley v. Robert J. Bentley*, in the Circuit Court for Tuscaloosa County, Alabama, Case No. DR-2015-900426.00.

Grantor hereby certifies that she is one and the same person as Martha Dianne Bentley that appears in Deed Book 1995, at Page 11320 in the Probate Office of Shelby County, Alabama.

Together with all and singular the tenements, hereditaments, and appurtenances, thereto belonging or in any wise appertaining and the reversion or the reversions, remainder or remainders, rents, issues, and profits thereof; and also all the estate, right, title, interest, dower and the right of dower, property, possession, claim and demand whatsoever, in law as well as in equity, of the said Grantor, of, in, and to the same, with the exceptions above noted, with the appurtenances.

TO HAVE AND TO HOLD, all the singular, the above-mentioned and described premises, together with appurtenances, unto said Grantee.

IN WITNESS WHEREOF, the Grantor hereunto sets her hand and seal on this the 10th day of NOVEMBER, 2015.

Martha Dianne J Bentley
MARTHA DIANNE J. BENTLEY

STATE OF ALABAMA

COUNTY OF TUSCALOOSA

I, the undersigned authority, a Notary Public in and for said County and State, do hereby certify that, MARTHA DIANNE J. BENTLEY, 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.

In Witness Whereof, I hereunto set my hand and official seal on this the 10th day of NOVEMBER, 2015.

M. and H. E. E. E.
Notary Public
My commission expires: 10/16/16



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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 Martha Dianne Bentley
Mailing Address 11 Ridgeland
Tuscaloosa
al, 35404

Grantee's Name Robert J. Bentley
Mailing Address 1142 South Hwy 94
Montgomery
al 36104

Property Address no address assigned

Date of Sale 11-10-15
Total Purchase Price \$ _____

or
Actual Value \$ _____

or
Assessor's Market Value \$ 58,600 1/2 29,300



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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 12-4-2015

Print Cynthia Woods

Unattested Karen Nelson
(verified by)

Sign Cynthia Woods
(Grantor/Grantee/Owner/Agent) circle one