

This conveyance prepared without the benefit of current survey. Attorney makes no representations as to the legal description of this property.

Send Tax Notice To:  
Eric W. Joiner  
4926 Stonehenge Road  
Birmingham, AL

35242

This instrument was prepared by:

Lindsey J. Allison, Esq.  
Allison & May, L.L.C.  
P. O. Box 380275  
Birmingham, AL 35238

  
20160202000034530 1/3 \$150.00  
Shelby Cnty Judge of Probate, AL  
02/02/2016 03:36:49 PM FILED/CERT

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### Quitclaim Deed

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STATE OF ALABAMA )

KNOW ALL MEN BY THESE PRESENTS,

COUNTY OF SHELBY )

THAT IN CONSIDERATION OF One Dollar and 00/100 (\$1.00) and other good and valuable consideration to the undersigned Grantors in hand paid by the Grantee herein, the receipt of which is hereby acknowledged, **Kathy Q. Joiner, an unmarried woman, and Eric W. Joiner, unmarried man**, (herein referred to as Grantors, whether one or more) do grant, bargain, sell and convey unto **Eric W. Joiner, an unmarried man** (herein referred to as Grantee, whether one or more), the following described real estate, situated in the State of Alabama, County of Shelby, to-wit:

**DESCRIPTION:**

**Lot 8-B, according to the Resurvey of Plot 8, Lee Street Estate, as recorded in Map Book 9, Page 148, in the Probate Office of Shelby County, Alabama.**

**Subject to:**

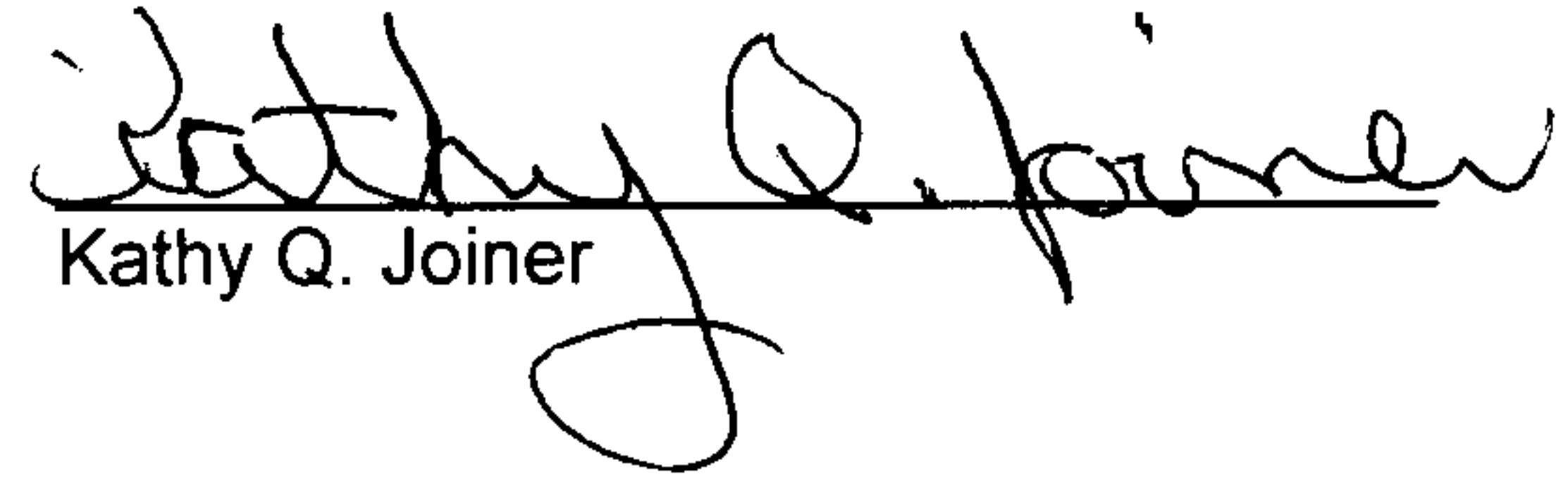
1. **Title to all minerals within and underlying the premises, together with all mining rights and other rights, privileges, and immunities relating thereto.**
2. **All other existing easements, restrictions, setback lines, right of ways, limitations, if any, of record.**

**The parties are executing this deed pursuant to the agreement of the parties entered in the Circuit Court of Shelby County, Alabama; case styled Kathy B. Joiner v. Eric W. Joiner, Case Number DR 2014-900430.**

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

Shelby County, AL 02/02/2016  
State of Alabama  
Deed Tax:\$130.00

2nd IN WITNESS WHEREOF, the said Grantors, have hereto set their signature and seal, this the 2nd day of October, 2015.



Kathy Q. Joiner



20160202000034530 2/3 \$150.00  
Shelby Cnty Judge of Probate, AL  
02/02/2016 03:36:49 PM FILED/CERT

STATE OF ALABAMA )  
COUNTY OF SHELBY )

I, the undersigned, a Notary Public in and for said County in said State, hereby certify that Kathy Q. Joiner, 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 date the same bears date.

Given under my hand and official seal this the 2nd day of October, 2015.

VICTORIA K. EDWARDS  
Notary Public, State of Alabama  
Alabama State At Large  
My Commission Expires  
April 21, 2019



Victoria Edwards

Notary Public  
My Commission Expires:

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Eric W. Joiner

STATE OF ALABAMA )  
COUNTY OF SHELBY )

I, the undersigned, a Notary Public in and for said County in said State, hereby certify that Eric W. Joiner, 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, he executed the same voluntarily on the date the same bears date.

Given under my hand and official seal this \_\_\_\_\_ day of \_\_\_\_\_, 2015.

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Notary Public  
My Commission Expires:

## Real Estate Sales Validation Form

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

Grantor's Name KATHY JOINER  
Mailing Address  
\_\_\_\_\_  
\_\_\_\_\_  
\_\_\_\_\_

Grantee's Name ERIC JOINER  
Mailing Address 4926 STONEHEDGE RD  
B'HAM AL  
35242

Property Address 4926 STONEHEDGE RD  
B'HAM AL 35242  
\_\_\_\_\_  
\_\_\_\_\_

Date of Sale \_\_\_\_\_  
Total Purchase Price \$ \_\_\_\_\_  
or  
Actual Value \$ \_\_\_\_\_  
or  
Assessor's Market Value \$ 259,300. 129,650.00  
1/2 INTEREST

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 Tax Office

  
20160202000034530 3/3 \$150.00  
Shelby Cnty Judge of Probate, AL  
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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.

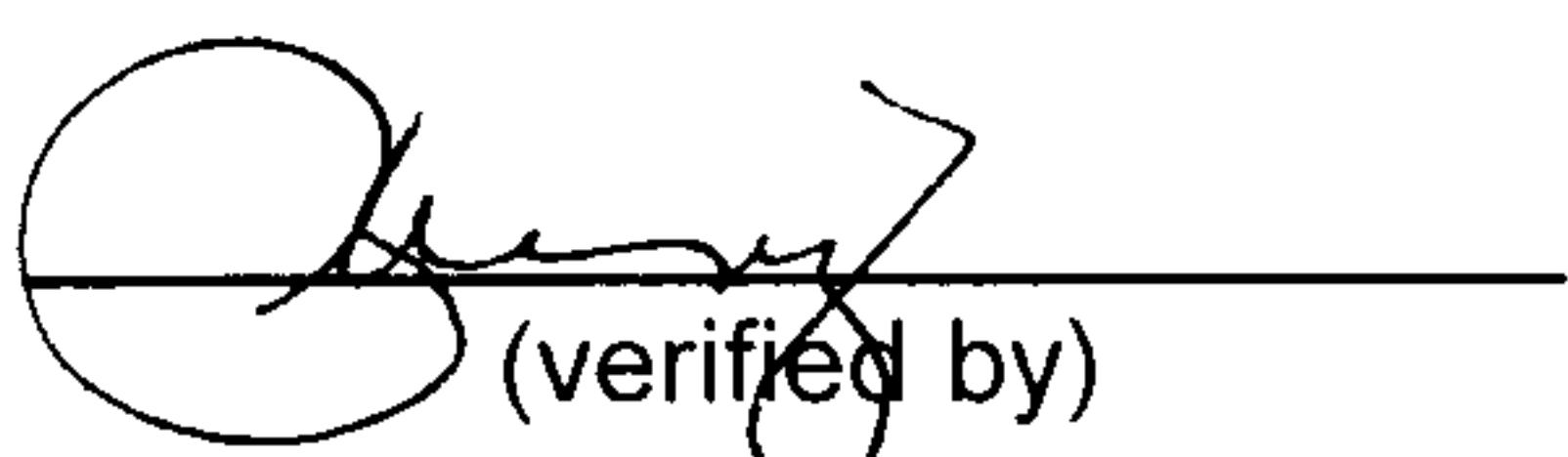
If no proof is provided and the value must be determined, the current estimate of fair market value, excluding current use valuation, of the property as determined by the local official charged with the responsibility of valuing property for property tax purposes will be used and the taxpayer will be 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 2/2/16

Print ERIC JOINER

Unattested

  
(verified by)

Sign Eric Joiner

(Grantor/Grantee/Owner/Agent) circle one