

SEND TAX NOTICE TO: Charles Jett, Jr., 608 Queens Gate, Birmingham, AL 35242

This deed is being recorded in order to show division ownership of lot purchased by Deed dated July 11, 2002 and recorded as Instrument #200200716000332060 in the Office of the Judge of Probate of Shelby County, Alabama

STATE OF ALABAMA

COUNTY OF SHELBY

KNOW ALL MEN BY THESE PRESENTS:

That in consideration of Ten and No100 (\$10.00) Dollars to the undersigned **GRANTOR(S)** in hand paid by the **GRANTEE(S)** herein, the receipt whereof is acknowledged, TERRY SPITZER AND CHERYL A. SPITZER, husband and wife, and JAMES STANLEY MACKIN, JR. and CAROL D. MACKIN, Husband and wife (herein referred to as **GRANTORS**) do grant, bargain, sell and convey unto Charles Jett, Jr. and Kim H. Jett (herein referred to as **GRANTEE(S)**) the below described real property located in Shelby County, Alabama, to-wit:

Lot 73A according to Resurvey of Lots 65, 66, 72 & 73, Greystone 5th Sector, Phase I, as recorded in Map Book 31, Page 34, in the Probate Office of Shelby County, Alabama.

James Stanley Mackin, Jr. is also known as James S. Mackin, Jr.

TO HAVE AND TO HOLD Unto the said **GRANTEES** as joint tenants, with right of survivorship, their heirs and assigns, forever; it being the intention of the parties to this conveyance, that (unless the joint tenancy hereby created is severed or terminated during the joint lives of the grantees herein) in the event one grantee herein survives the other, the entire interest in fee simple shall pass to the surviving grantee and if one does not survive the other, then the heirs and assigns of the grantees herein shall take as tenants in common.

And we do for ourselves and for our heirs, executors, and administrators covenant with the said **GRANTEES**, their heirs and assigns, that we are lawfully seized in fee simple of said premises; that they are free from all encumbrances, unless otherwise noted above; that we have a good right to sell and convey the same as aforesaid; that we will and our heirs, executors and administrators shall warrant and defend the same to the said **GRANTEES**, their heirs and assigns forever, against the lawful claims of all persons.

IN WITNESS WHEREOF, the undersigned Grantors have hereunto set their Hands and Seals this 16 day of March, 2016.


TERRY SPITZER


CHERYL A. SPITZER


JAMES STANLEY MACKIN, JR.


CAROL D. MACKIN

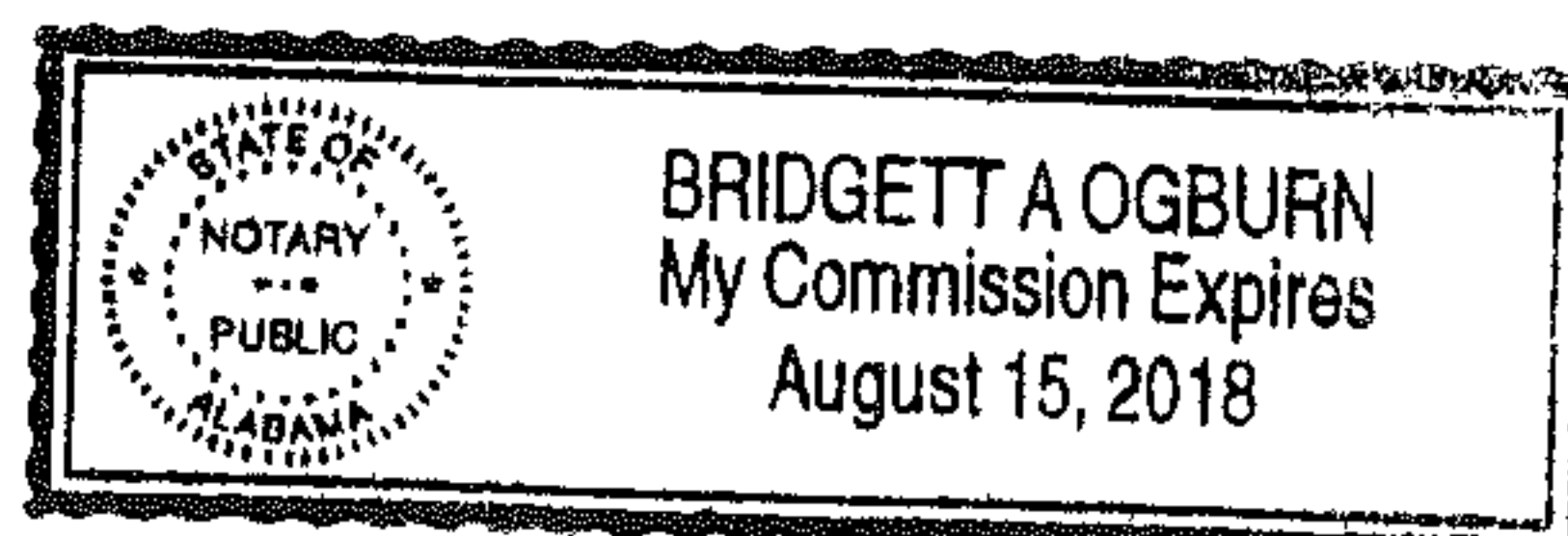
STATE OF ALABAMA

COUNTY OF SHELBY

I, the undersigned, a Notary Public in and for said County, in said State, hereby certify that TERRY SPITZER, CHERYL A. SPITZER, JAMES STANLEY MACKIN, JR and CAROL D. MACKIN MACKIN, whose names are signed to the foregoing conveyance, and who are known to me, acknowledged before me on this day, that, being informed of the contents hereof, they executed the same voluntarily on the day the same bears date. Given under my hand and official seal this 16th day of March, 2016.

This instrument prepared by:
S. Kent Stewart
Stewart & Associates, PC
3595 Grandview Pkwy., Ste. 645
Birmingham, AL 35243
BHM1500502-0


NOTARY PUBLIC FOR ALABAMA



Real Estate Sales Validation Form

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

Grantor's Name	Terry Spitzer, Cheryl A. Spitzer	Grantee's Name	Charles Jett, Jr.,
Mailing Address	James Stanley Mackin, Jr., Carol D. Mackin	Mailing Address	Kim H. Jett
	609 Queens Gate		608 Queens Gate
	Birmingham, AL 35242		Birmingham, AL 35242
Property Address	609 Queens Gate	Date of Sale	
	Birmingham, AL 35242	Total Purchase Price \$	
		or	
		Actual Value \$	
		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)

<input type="checkbox"/> Bill of Sale	<input type="checkbox"/> Appraisal
<input type="checkbox"/> Sales Contract	<input checked="" type="checkbox"/> Other Division of Ownership
<input type="checkbox"/> 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 - 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 3/24/16Print Bridgett Ogburn

I Inattested

Sign

(Grantor/Grantee/Owner/Agent) circle one

Form RT-1

Filed and Recorded
 Official Public Records (verified by)
 Judge James W. Fuhrmeister, Probate Judge,
 County Clerk
 Shelby County, AL
 03/25/2016 02:46:53 PM
 \$22.00 DEBBIE
 20160325000097660