

16-280

SEND TAX NOTICE TO:
Gina A. McLaughlin
5129 Hollow Log Lane, Birmingham, AL 35244

20160428000139940
04/28/2016 11:02:41 AM
QCDEED 1/2

QUIT CLAIM DEED

THE STATE OF ALABAMA,
JEFFERSON COUNTY.

KNOW ALL MEN BY THESE PRESENTS, that in consideration of

Ten Dollar and other good and valuable consideration, in hand paid to
the undersigned,

Gina A. Trent McLaughlin and James O. McLaughlin III, Husband and Wife

the receipt whereof is hereby acknowledged, the undersigned hereby releases, quitclaims, grants, sells, and conveys to

Gina A. McLaughlin and James O. McLaughlin III

(herein called Grantee), all his/her right, title, interest and claim in or to the following described real estate, situated in the
County of ~~Jefferson~~, Shelby
and State of Alabama, to-wit:

Lot 12, according to the Survey of Homestead First Sector, as recorded in Map Book 6, Page 9, in the
Probate Office of Shelby County, Alabama.

Gina A. Trent and Gina A. McLaughlin are one and the same.

TO HAVE AND TO HOLD, to said GRANTEE FOREVER.

IN WITNESS WHEREOF, we have hereunto set our hands and seals, this 22 day of
April, 2016.

WITNESS:

Gina A. Trent McLaughlin
Gina A. Trent McLaughlin
James O. McLaughlin III (L.S.)
James O. McLaughlin III

THE STATE OF ALABAMA,
JEFFERSON COUNTY.

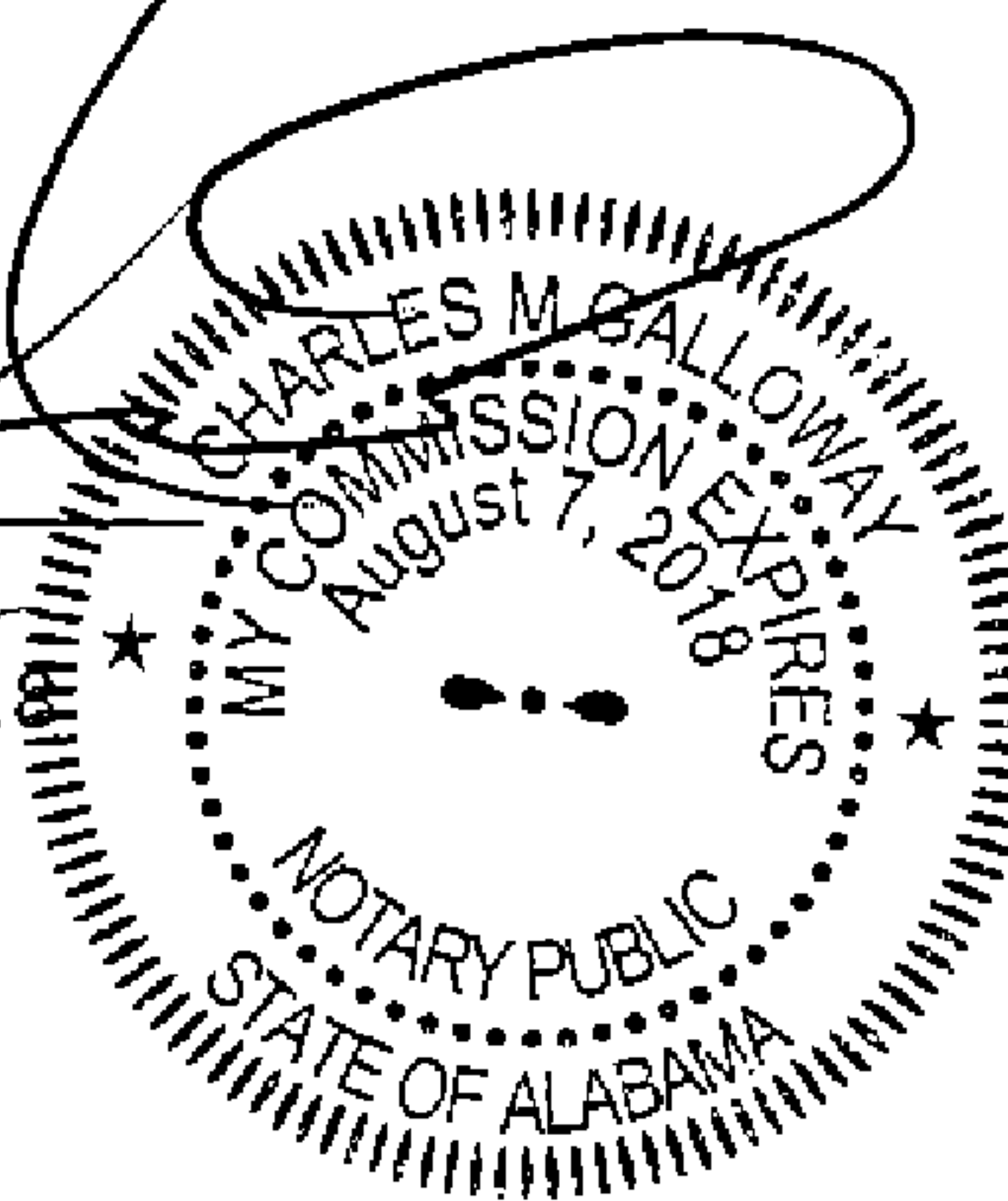
I, the undersigned, a Notary Public in and for said State hereby certify that Gina A. Trent McLaughlin and James O. McLaughlin III, whose name(s) are signed to the foregoing conveyance, and who are known to me acknowledged before me on this day, that, being informed of the contents of the conveyance, they executed the same voluntarily on the day the same bears date.

Given under my hand official seal this 22 day of April, 2016

Instrument Prepared By:
Michael Galloway 931 Sharit Avenue, Gardendale, Alabama 35071

Notary Public

Comm Exp 8-7-2018



REAL ESTATE SALES VALIDATION FORM

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

Grantor's Name Gina A Trent McLaughlin Grantee's Name Gina A McLaughlin
Mailing Address James O McLaughlin III Mailing Address James O. McLaughlin III
5129 Hollow Log Ln 5129 Hollow Log Ln
Birmingham AL 35244 Birmingham, AL 35244

Property Address 5129 Hollow Log Ln Date of Sale 4-22-2016
Birmingham AL 35244 Total Purchase Price \$ 95,250.00

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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)

☐ 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 – 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 April 22, 2016

☐ Unattested
☐ (verified by) _____

Print Michael Galloway

Sign _____
Agent

Form RT-1



Filed and Recorded
Official Public Records
Judge James W. Fuhrmeister, Probate Judge,
County Clerk
Shelby County, AL
04/28/2016 11:02:41 AM
\$112.50 CHERRY
20160428000139940

[Signature]