

This instrument was prepared by:
John E. Medaris
Attorney at Law
230 Bearden Road
Pelham, Alabama 35124

****TITLE NOT EXAMINED****

QUITCLAIM DEED



20160506000154480 1/2 \$85.50
Shelby Cnty Judge of Probate: AL
05/06/2016 03:06:19 PM FILED/CERT

STATE OF ALABAMA)
SHELBY COUNTY)

§ **KNOW ALL MEN BY THESE PRESENTS**, that for and in consideration of the sum of \$1000 / Divorce and other good and valuable consideration, in hand paid to the undersigned, the receipt whereof is hereby acknowledged, the undersigned, Michael A. Denaburg (hereinafter called Grantor) hereby releases, quitclaims, grants, sells, and conveys to, Virginia Jane Denaburg (hereinafter called Grantee), all of his right, title, interest, and claim in or to the following described real property situated in Shelby County, Alabama, to wit:

LOT 108, ACCORDING TO THE SURVEY OF WYNDHAM-WELLINGTON SECTOR PHASE II, AS RECORDED IN MAP BOOK 23, PAGE 64, IN THE PROBATE OFFICE OF SHELBY COUNTY, ALABAMA.

Mineral and mining rights excepted.

TO HAVE AND TO HOLD to said Grantee forever.

Given under My hand and seal, this 2 day of May, 2016.

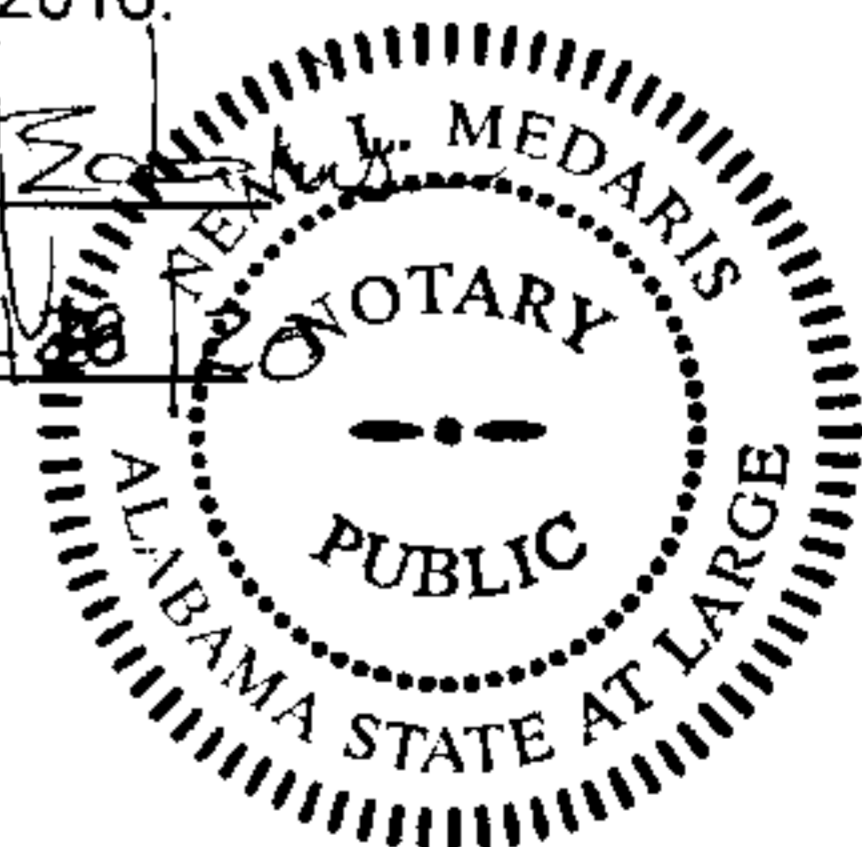
MICHAEL A. DENABURG

STATE OF ALABAMA)
SHELBY COUNTY)

I, the undersigned, a Notary Public in and for said County, in said State, hereby certify that Michael A. Denaburg 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 2 day of May, 2016.

John E. Medaris
Notary Public
Commission Expires: 4/28/20



Shelby County, AL 05/06/2016
State of Alabama
Deed Tax: \$68.50

Real Estate Sales Validation Form

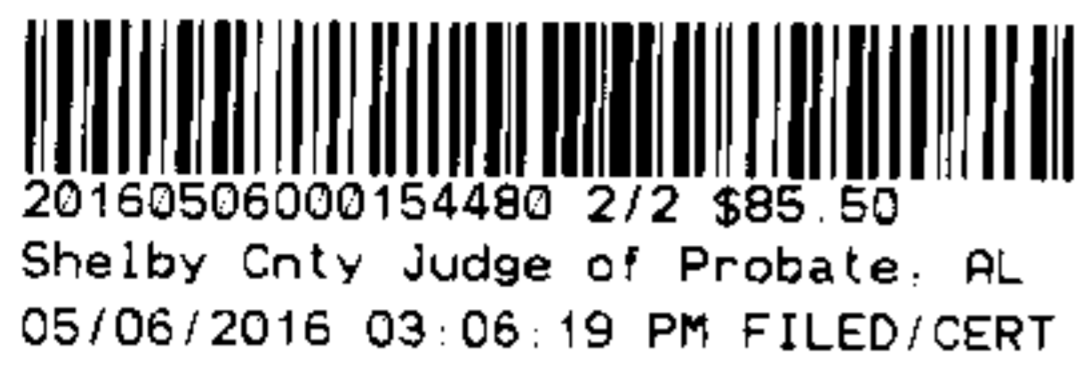
This Document must be filed in accordance with Code of Alabama 1975, Section 40-22-1

Grantor's Name Michael Dunaburg
Mailing Address Jenison AL

Grantee's Name Virginia J Dunaburg
Mailing Address 7817 Wellwood Cr.
Helena AL 35080

Property Address 7817 Wellwood Cir.
Helena AL 35080

Date of Sale 5/2/16
Total Purchase Price \$ _____
or
Actual Value \$ _____
or



Assessor's Market Value \$ 136,700. (Estimate)
(1/2 68,350.00)

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

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 5/6/16 Print _____
 Unattested (Signature) Sign _____
(verified by) (Grantor/Grantee/Owner/Agent) circle one