

This instrument was prepared by:  
**Mike Atchison**  
Attorney at Law, Inc.  
P. O. Box 822  
Columbiana, Alabama 35051

After recording, return to:  
**Ricky Pickett**  
1005 Manuel Rd  
Brierfield AL 35035

STATE OF ALABAMA,  
SHELBY COUNTY

QUITCLAIM DEED

KNOW ALL MEN BY THESE PRESENTS, That for and in consideration of the sum of FIVE THOUSAND Dollars and 00/100 (\$5,000.00) and other good and valuable consideration, in hand paid to the undersigned, the receipt whereof is hereby acknowledged, the undersigned, **Billy Joe Pickett, a married man**, hereby remises, releases, quit claims, grants, sells, and conveys to **Ricky Pickett** (hereinafter called Grantee), all his right, title, interest and claim in or to the following described real estate, situated in **Shelby County, Alabama**, to-wit:

Lot 15, according to the Map of Colonial Oaks, Phase I, as recorded in Map Book 39, Page 45, as corrected by Map Book 39, Page 115, in the Probate Office of Shelby County, Alabama.

The above described property constitutes no part of the homestead of the Grantor.

*This Deed was prepared from data furnished by the Grantee. No Title Examination was requested or undertaken. The preparer of this Instrument has not reviewed the status of Title on this property, has not been employed to do so, and acts only as the drafter of this Instrument.*

TO HAVE AND TO HOLD to said GRANTEE forever.

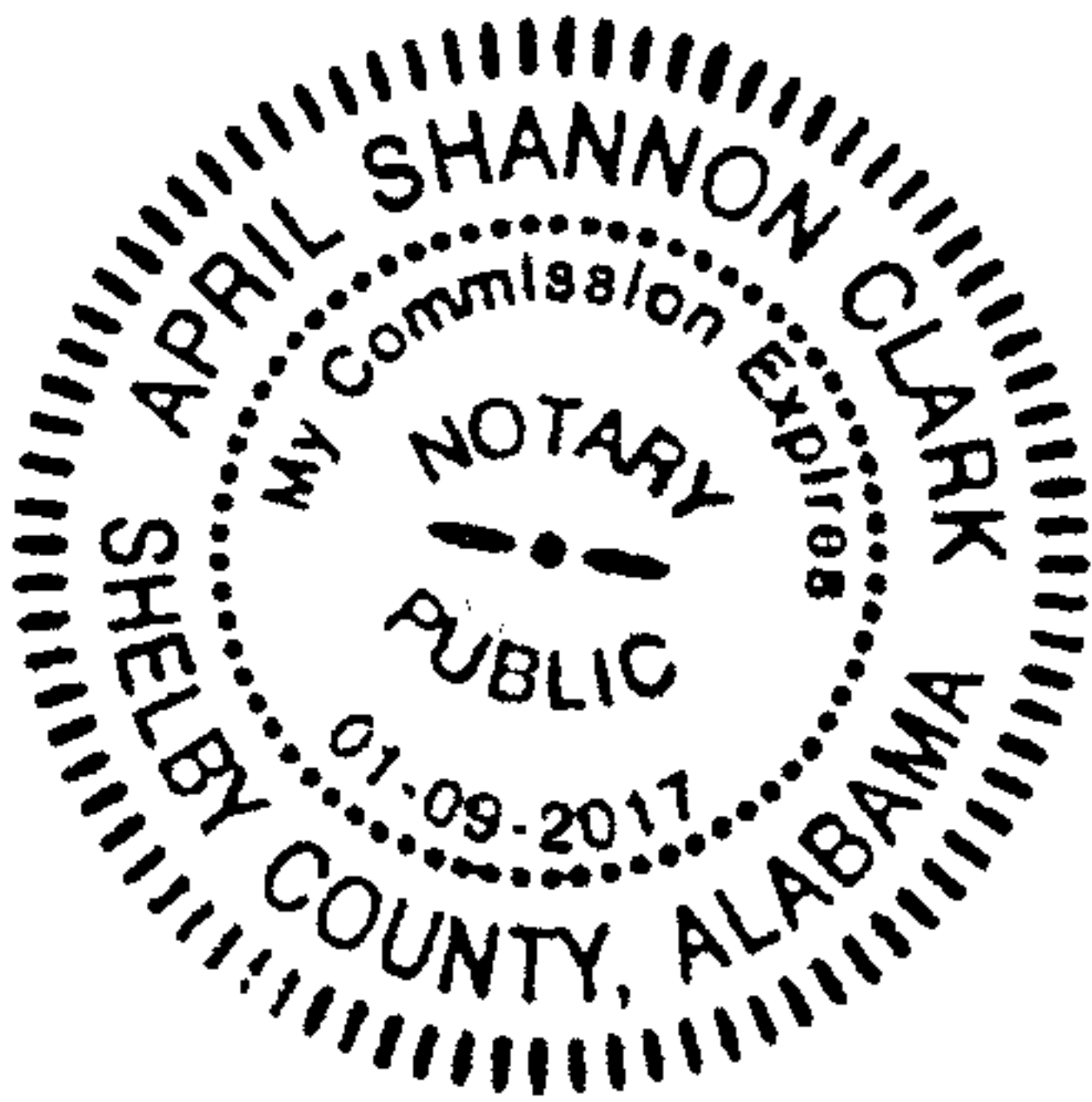
Given under my hand and seal, this 6<sup>th</sup> day of June, 2016.

Billy Joe Pickett  
**Billy Joe Pickett**

STATE OF ALABAMA  
COUNTY OF SHELBY

I, the undersigned authority, a Notary Public in and for said County, in said State, hereby certify that **Billy Joe Pickett**, 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 day the same bears date.

Given under my hand and official seal 6<sup>th</sup> day of June, 2016.



April Clark  
Notary Public  
My Commission Expires: 1-9-2017

20160701000228990 1/2 \$23.00  
Shelby Cnty Judge of Probate, AL  
07/01/2016 09:10:44 AM FILED/CERT

Shelby County, AL 07/01/2016  
State of Alabama  
Deed Tax: \$5.00

Real Estate Sales Validation Form

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

Grantor's Name Billy Joe Pickett  
Mailing Address 166 Sunrise Cir  
Wilsonville AL 35186

Grantee's Name Ricky Pickett  
Mailing Address 1005 Marrell Rd  
Brierfield AL 35035

Property Address 104 Federal Rd  
Montevallo AL

Date of Sale 4-6-16  
Total Purchase Price \$ 5000.00  
Or  
Actual Value \$ \_\_\_\_\_  
Or  
Assessors 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  
☐ 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 recording.

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 evidence 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 estimated 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, Section 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, Section 40-22-1 (h).

Date \_\_\_\_\_

\_\_\_\_ Unattested \_\_\_\_\_  
(verified by)

Print Ricky Pickett  
Sign Ricky Pickett  
(Grantor/Grantee/Owner/Agent) circle one

