

THIS INSTRUMENT PREPARED BY:
HILL, HILL & GOSSETT, P.C.
Post Office Box 310
Moody, Alabama 35004

QUITCLAIM DEED

STATE OF ALABAMA
SHELBY COUNTY

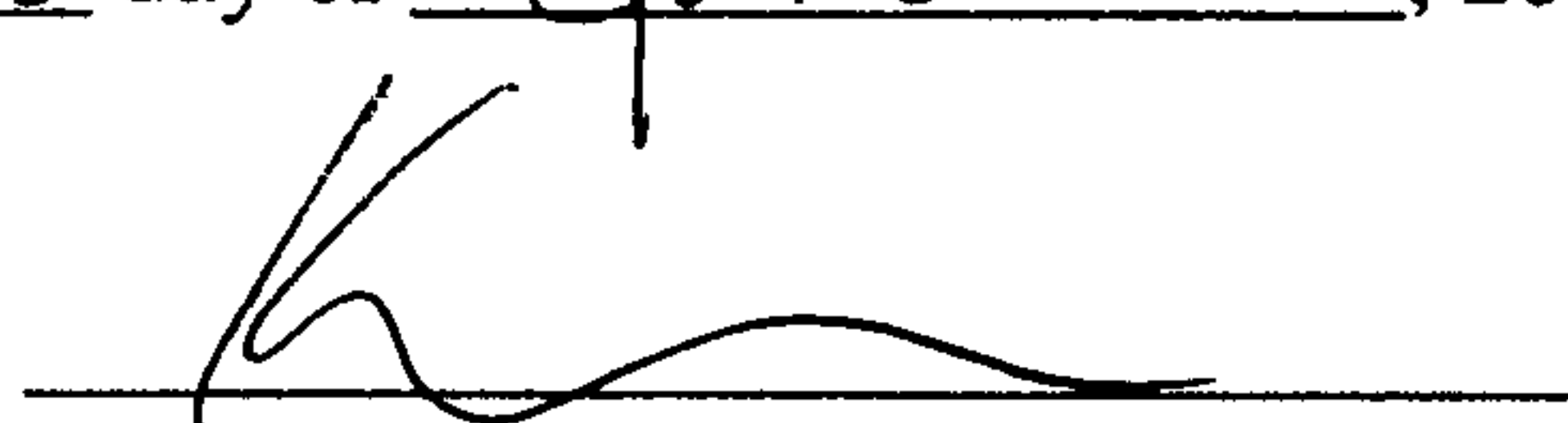

20160701000229180 1/2 \$138.50
Shelby Cnty Judge of Probate, AL
07/01/2016 10:28:44 AM FILED/CERT

KNOW ALL MEN BY THESE PRESENTS, That for and in consideration of the sum of Ten and No/100 Dollars (\$10.00) and other good and valuable consideration in hand paid to the undersigned, the receipt whereof is hereby acknowledged, the undersigned, Kevin L. Crouch, an unmarried man, hereby remises, releases, quit claims, grants, sells, and conveys to Patty M. Crouch (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 42, according to the Survey of Villas Belvedere as recorded in map Book 29, page 27, in the Probate Office of Shelby County, Alabama

TO HAVE AND TO HOLD to said Grantee forever.

Given under my hand and seal this 30 day of June, 2016.

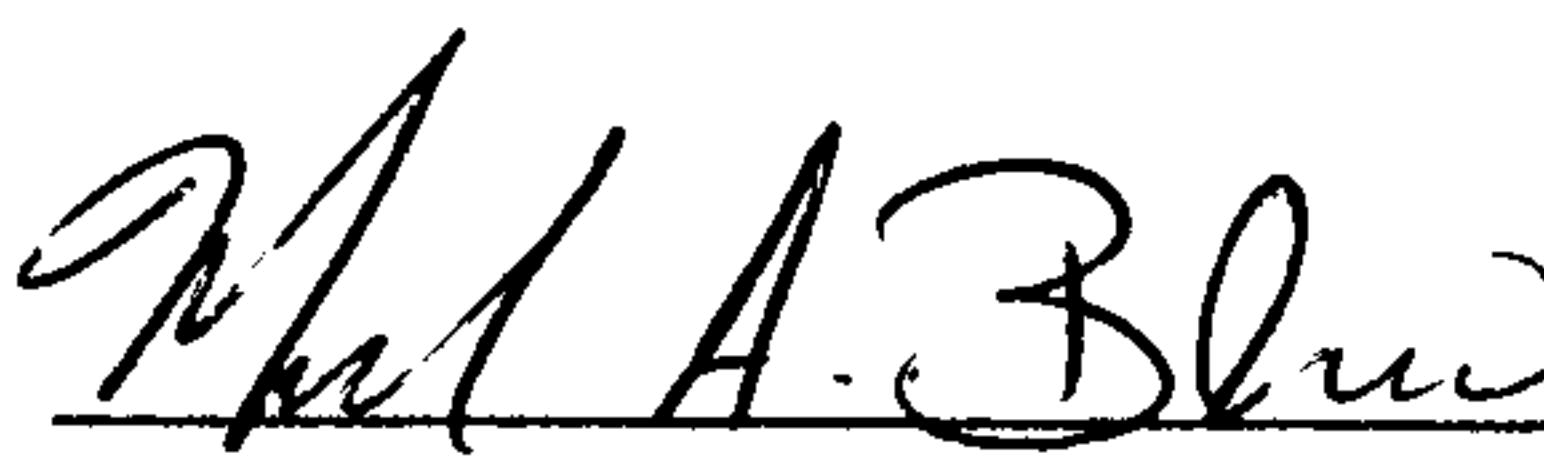

Kevin L. Crouch

Shelby County, AL 07/01/2016
State of Alabama
Deed Tax: \$120.50

STATE OF ALABAMA
Shelby COUNTY

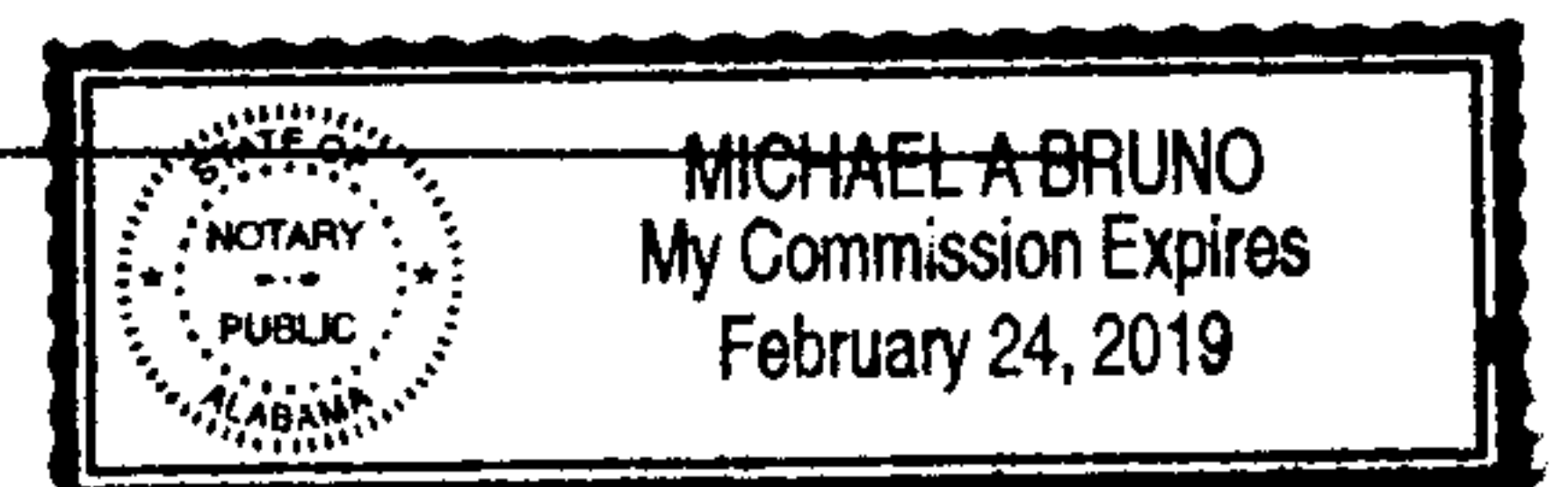
I, the undersigned authority, a Notary Public in and for said County in said State, hereby certify that Kevin L. Crouch, whose name is signed to the foregoing conveyance, and who is known to me, acknowledged before me on this day, that, being informed of the contents of the conveyance, he executed the same voluntarily on the day the same bears date.

Given under my hand and official seal this 30 day of June, 2016.



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 Kevin Crouch
Mailing Address 1008 Regency Way
Bham AL 35242

Grantee's Name Patty Crouch
Mailing Address 173 Belvedere Dr
Bham AL 35242

Property Address 173 Belvedere Dr
Bham AL 35242

Date of Sale 6/30/16
Total Purchase Price \$

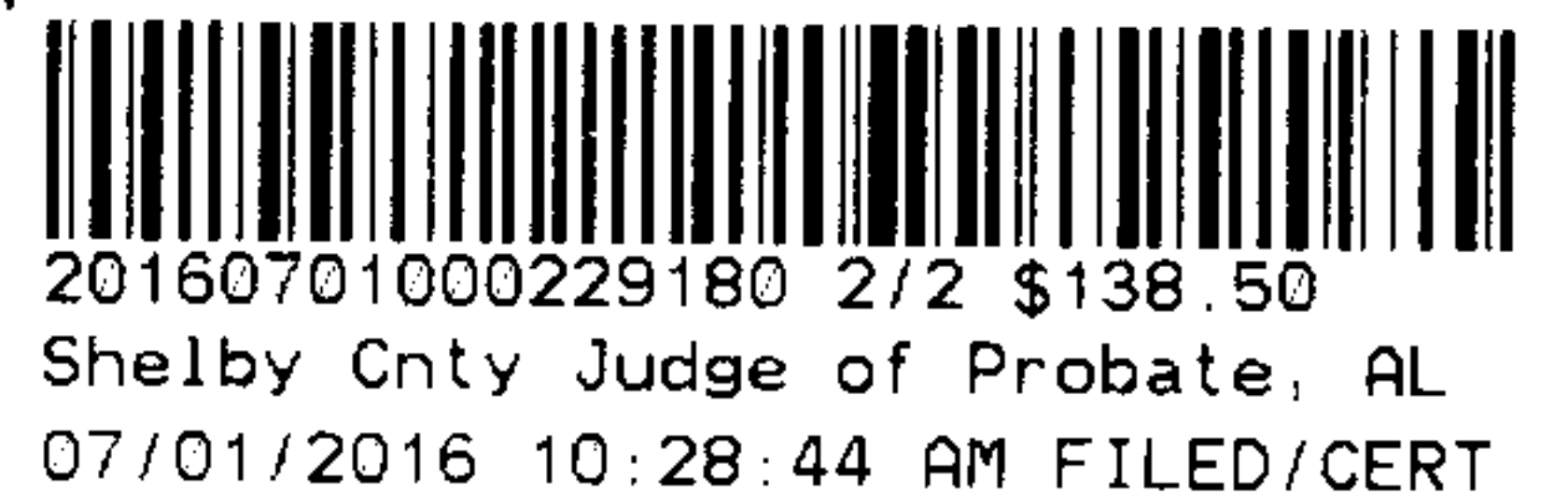
or
Actual Value \$

or
Assessor's Market Value \$241,000. / 1/2 interest 171,500

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 7/1/16

Print Patty M Crouch

☒ Unattested

[Signature]
(verified by)

Sign Patty M. Crouch

(Grantor/Grantee/Owner/Agent) circle one

Form RT-1