

Send Tax Notice To & This Instrument Prepared By:
Bernice Glass
3820 Highway 77
Columbiana, AL 35051

Quit Claim Deed

STATE OF ALABAMA
COUNTY OF SHELBY

Know All Men by These Presents: That for and in consideration of the sum of One Dollar (\$1.00) in hand paid to the undersigned, the receipt whereof is hereby acknowledged, **Roger Dale Glass, II, an unmarried man**, hereby remises, releases, quitclaims, grants, sells, and conveys to **Bernice Glass**, all his/her/their right, title, interest and claim in or to the following described real estate, situated in **Shelby** County, Alabama, to-wit:

See Attached Exhibit "A" Legal Description

The grantor herein, Roger Dale Glass, II, is the son of the grantee herein, Bernice Glass.

The grantee herein, Bernice Glass, is one and the same person as Bernice Yancey.

To have and to hold unto the said Grantee(s) forever.

Given under my (our) hand(s) and my (our) seal this 23rd day of September, 2016.

Roger Dale Glass II (Seal)
Roger Dale Glass, II

STATE OF ALABAMA

COUNTY OF Jefferson

20161004000362810 1/3 \$22.00
Shelby Cnty Judge of Probate, AL
10/04/2016 10:28:25 AM FILED/CERT

I, Bryan Gregg, a Notary Public, in and for said County in said State, hereby certify that **Roger Dale Glass, II**, whose name(s) is/are signed to the foregoing conveyance, and who is/are known to me, acknowledged before me on this day that, being informed of the contents of the conveyance, he/she/they executed the same voluntarily on the day the same bears date.

Given under my hand this 23rd day of September, 2016.

Bryan Gregg
Notary Public
My Commission Expires: 10-6-2019

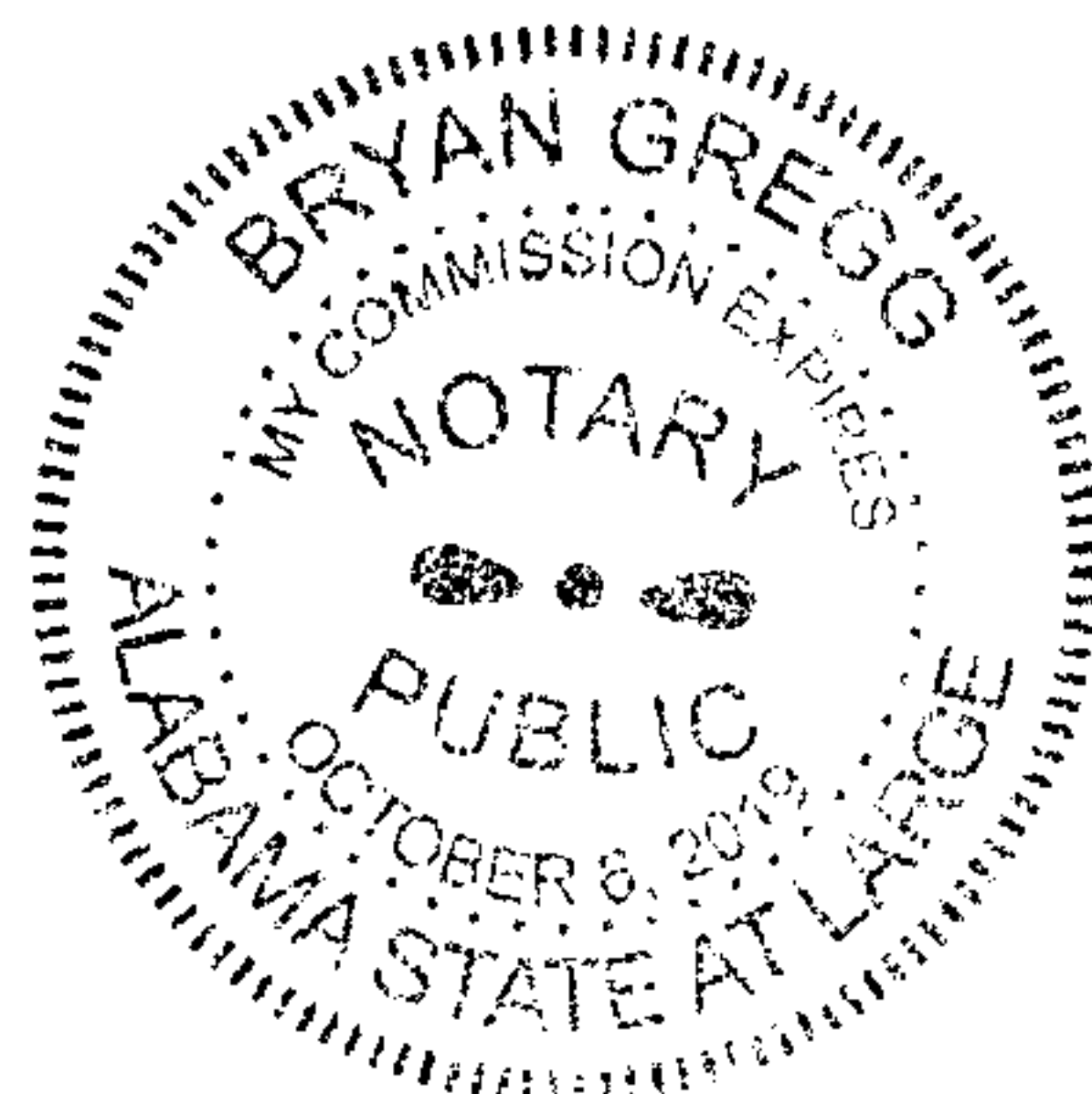


Exhibit "A" Legal Description

Commence at the Northwest corner of the Southeast Quarter of the Northeast Quarter of Section 28, Township 21 South, Range 1 East, and run South along the West line of said quarter-quarter a distance of 634.70 feet to the POINT OF BEGINNING; thence continue in the same direction and run a distance of 160.0 feet; thence turn an angle of 89 degrees, 13 minutes, 15 seconds to the left and run a distance of 260.0 feet; thence turn an angle of 90 degrees, 46 minutes, 45 seconds to the left and run a distance of 160.00 feet; thence turn an angle of 89 degrees, 13 minutes, 15 seconds to the left and run a distance of 260.00 feet to the POINT OF BEGINNING; situated in the Southeast Quarter of the Northeast Quarter of Section 28, Township 21 South, Range 1 East, Shelby County, Alabama; being situated in Shelby County, Alabama. ALSO: Commence at the Northwest corner of the Southeast Quarter of the Northeast Quarter of Section 28, Township 21 South, Range 1 East; thence run South along the West line of said quarter-quarter section a distance of 634.70 feet to the POINT OF BEGINNING; thence turn an angle of 90 degrees, 46 minutes, 45 seconds to the right and run a distance of 34.00 feet, more or less, to the East right-of-way line of Shelby County Highway Number 77; thence run South along the East right-of-way line of said Highway Number 77 a distance of 160.10 feet; thence run East a distance of 24 feet, more or less, to the West line of the Southeast Quarter of the Northeast Quarter of Section 28; thence run North along the West line of said quarter-quarter section a distance of 160.00 feet to the POINT OF BEGINNING; being situated in the Southwest Quarter of the Northeast Quarter of Section 28, Township 21 South, Range 1 East, Shelby County, Alabama.

Subject to all building set-back lines, covenants, conditions, easements, limitations, provisions, restrictions, reservations, and rights-of-way of record.



20161004000362810 2/3 \$22.00
Shelby Cnty Judge of Probate, AL
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Real Estate Sales Validation Form

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

Grantor's Name Roger Dale Glass II
Mailing Address _____
Columbiana, AL 35051

Grantee's Name Bernice Glass
Mailing Address 3820 Hwy. 77
Columbiana, AL
35051

Property Address 3820 Hwy 77
Columbiana, AL
35051

Date of Sale 9-23-16
Total Purchase Price \$ _____
or
Actual Value \$ To Clear Title
or
Assessor's Market Value \$ 67,230.00

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 Shelby County Assessment Records

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 9-23-16

Print Bryan Gregg

Sign [Signature]

☐ Unattested

(verified by)

(Grantor/Grantee/Owner/Agent) circle one



20161004000362810 3/3 \$22.00
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Form RT-1