

This instrument was prepared by:

Mike Atchison  
Attorney at Law, Inc.  
P. O. Box 822  
Columbiana, Alabama 35051

After recording, return to:

Betty Williams  
570 Highway 213  
Calera, AL 35040

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, **Christine Ross Nicks, a married woman**, hereby remises, releases, quit claims, grants, sells, and conveys to **Betty Ross Williams** (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:

A part of the NW ¼ of NE ¼ Section 9, Township 22 South, Range 2 West, described as follows: Commencing at the SE corner of said quarter-quarter section and run South 86 deg. 30 min. West 420 feet; thence run North 2 deg. 30 min. West 370 feet to the point of beginning of lot herein described; thence run South 86 deg. 30 min West 385.5 feet to East boundary of US Highway No. 31; thence North 2 deg. 40 min. East along East boundary of said Highway 90 feet; thence run North 77 deg. 45 min. East 367.7 feet; thence run South 11 deg. 5 min. East 98.3 feet; thence run South 2 deg 30 min. East 50 feet to point of beginning.

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.

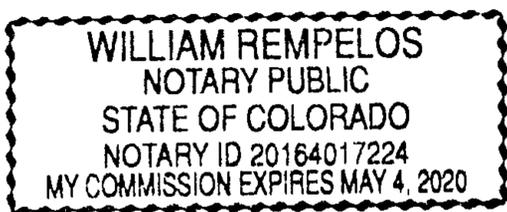
Given under my hand and seal, this 1<sup>st</sup> day of November, 2016.

*Christine Ross Nicks*  
\_\_\_\_\_  
**Christine Ross Nicks**

STATE OF Colorado  
COUNTY OF El Paso

I, the undersigned authority, a Notary Public in and for said County, in said State, hereby certify that **Christine Ross Nicks**, 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, she executed the same voluntarily on the day the same bears date.

Given under my hand and official seal 1<sup>st</sup> day of November, 2016.



*[Signature]*  
\_\_\_\_\_  
Notary Public  
My Commission Expires: 5/4/2020

Real Estate Sales Validation Form

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

Grantor's Name Christine Ross Nicks Mailing Address 14040 Cliffrock Ct Colorado Springs CO 80921
Grantee's Name Betty Williams Mailing Address 570 Hwy 213 Calera AL 35040
Property Address 570 Hwy 213 Calera AL 35040
Date of Sale 11-1-16
Total Purchase Price \$
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 (checked)

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, including 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 10NN 2016
Unattested (verified by)

Print Mike T. Johnson
Sign (Grantor/Grantee/Owner/Agent) circle one

