

Prepared by:
Stuart J. Garner
Stuart J. Garner, LLC
1400 Urban Center Drive
Suite 470
Vestavia Hills, AL 35242

Send Tax Notice To:
Cynthia L. Eaton
4500 Wooddale Drive
Pelham, AL 35124

QUIT CLAIM DEED

20170508000158650 1/2 \$19.00
Shelby Cnty Judge of Probate, AL
05/08/2017 12:23:02 PM FILED/CERT

State of Alabama

} Know All Men by These Presents:

County of Shelby

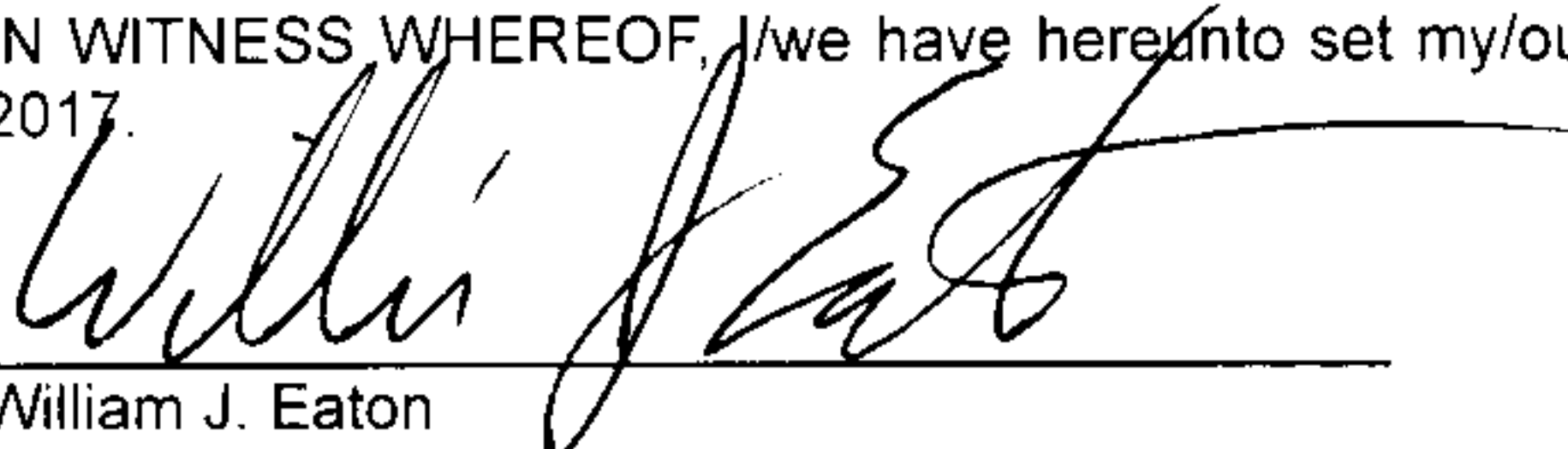
That in consideration of **One Thousand Dollars and No Cents (\$1,000.00)**, to the undersigned Grantor (whether one or more), in hand paid by the Grantee herein, the receipt whereof is acknowledged, I or we, **William J. Eaton, an unmarried man**, (herein referred to as Grantor, whether one or more), hereby remise, release, quitclaim, grant, sell and convey unto **Cynthia L. Easton, ,** (herein referred to as Grantee, whether one or more), the following described real estate, situated in Shelby County, Alabama, the address of which is **4500 Wooddale Drive, Pelham, AL 35124**; to-wit:

LOT 29, IN BLOCK 3, ACCORDING TO THE SURVEY OF WOODDALE, AS RECORDED IN MAP BOOK 5, PAGE 86, IN THE OFFICE OF THE JUDGE OF PROBATE OF SHELBY COUNTY, ALABAMA, BEING SITUATED IN SHELBY COUNTY, ALABAMA.

PURSUANT TO THAT CERTAIN DIVORCE ACTION IN #DR-2017-900141

TO HAVE AND TO HOLD, to the said Grantee, his, her or their heirs and assigns forever.

IN WITNESS WHEREOF, I/we have hereunto set my/our hand(s) and seal(s), this the 26th day of April, 2017.

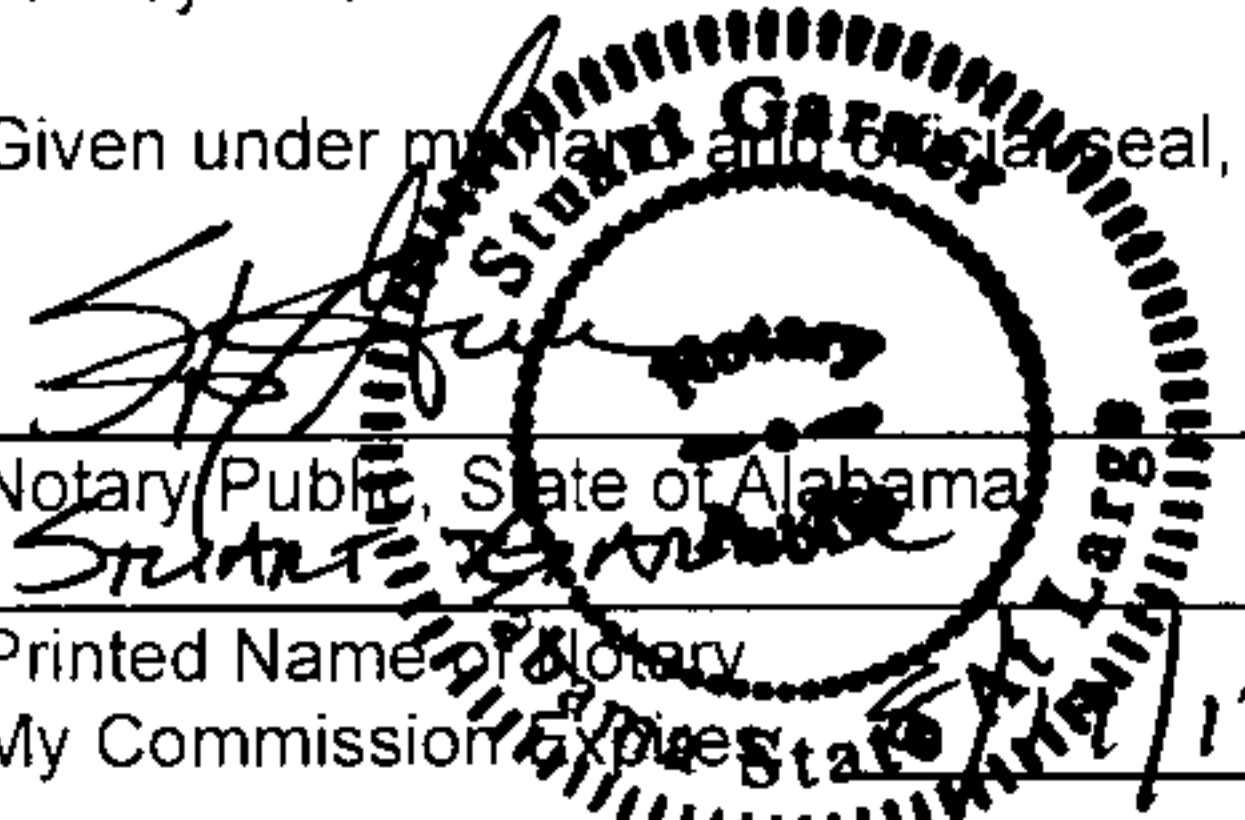

William J. Eaton

State of Alabama

County of Jefferson

I, Stuart Garner, a Notary Public in and for said County, in said State, hereby certify that William J. Eaton, an unmarried man, whose name is 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 executed the same voluntarily for and as his act on the day the same bears date.

Given under my hand and official seal, this the 26th day of April, 2017.


Notary Public, State of Alabama

Printed Name of Notary

My Commission Expires

Shelby County, AL 05/08/2017
State of Alabama
Deed Tax: \$1.00

Real Estate Sales Validation Form

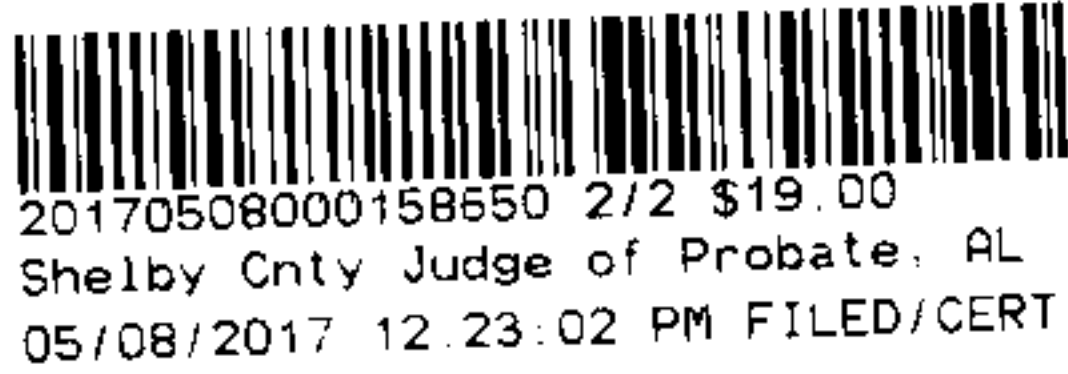
This Document must be filed in accordance with Code of Alabama 1975, Section 40-22-1

Grantor's Name William J. Eaton
Mailing Address 501 3rd Street NE
Alabaster, AL 35007

Grantee's Name Cynthia L. Eaton
Mailing Address 4500 Wooddale Drive
Pelham, AL 35124

Property Address 4500 Wooddale Drive
Pelham, AL 35124

Date of Sale April 26, 2017
Total Purchase Price \$1,000.00



or
Actual Value _____
or
Assessor's 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 DIVORCE AGREEMENT

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 of 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 March 29, 2017

☐ Unattested

(verified by)

Print William J. Eaton

Sign
(Grantor/Grantee/Owner/Agent) circle one