

20170711000247540  
07/11/2017 03:14:04 PM  
QCDEED 1/3

*Send Tax Notice To:*  
John Stanley Moss  
27582 Canal Road # 2705  
Orange Beach, AL 36561

*This instrument was prepared by  
and when recorded return to:*  
Claude McCain Moncus, Esq.  
CORLEY MONCUS, P.C.  
728 Shades Creek Parkway, Suite 100  
Birmingham, AL 35209  
205.879.5959

QUIT CLAIM DEED AND RELEASE OF LIFE ESTATE  
[Title not examined by Preparer and no opinion is expressed by Preparer]

STATE OF ALABAMA       )  
                                     :  
JEFFERSON COUNTY       )

KNOW ALL MEN BY THESE PRESENTS, that in consideration of Ten Dollars and no/100 (\$10.00, to the undersigned Grantors, in hand paid by the Grantee herein, the receipt of which is hereby acknowledged, **LULA M. MOSS AND JOHN STANLEY MOSS**, as Personal Representatives of the **ESTATE OF CHARLES K. MOSS**, Deceased, Shelby County Probate Office Case No. 2015-000538, ("Grantors") do grant, convey and quitclaim unto **JOHN STANLEY MOSS**, an individual ("Grantee") all the right, title and interest owned by the Grantors in the following described real estate situated in Shelby County, Alabama to-wit:

Lots 8, according to the Survey of Heatherwood, Sector 1, 1<sup>st</sup> Addition, as recorded in Map Book 9, page 66, in the Probate Office of Shelby County, Alabama (the "Property").

Lula M. Moss, the holder of a Life Estate in the Property as granted to her by the Last Will and Testament of Charles K. Moss, Deceased, hereby joins in this conveyance to certify that she has voluntarily vacated the Property, and that the remainder is now vested in John Stanley Moss, and further certifies that she has no interest in the Property.

This Deed is not subject to the provisions of the Code of Alabama § 40-22-1 (1975), since this is executed for a nominal amount wherein Lula M. Moss is releasing her life estate in the Property and perfecting title in the Grantee.

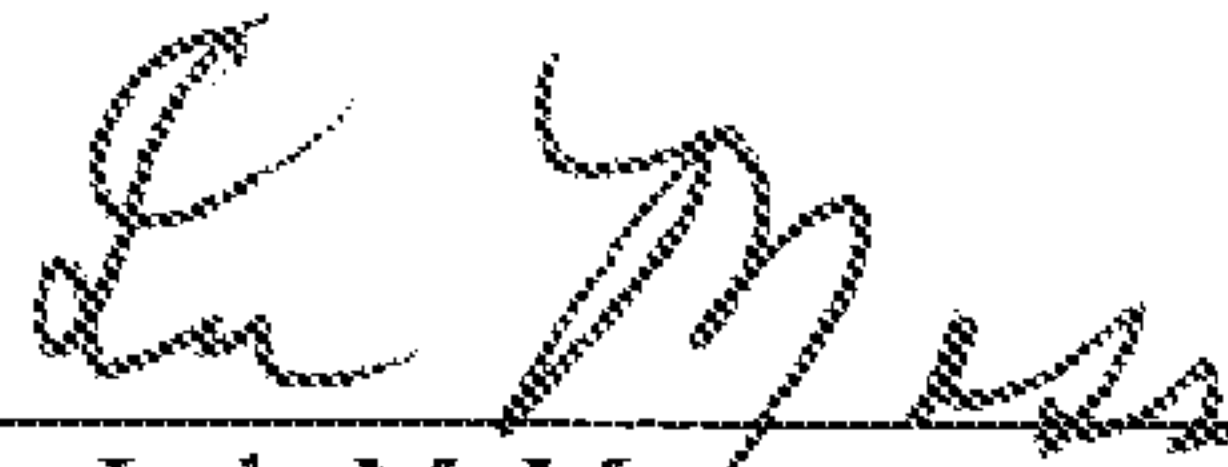
TO HAVE AND TO HOLD unto the said Grantee, his heirs, successors and assigns forever.


*[Signature page to follow]*

IN WITNESS WHEREOF, the undersigned have hereto set their hands and seals this 10th day of July, 2017.

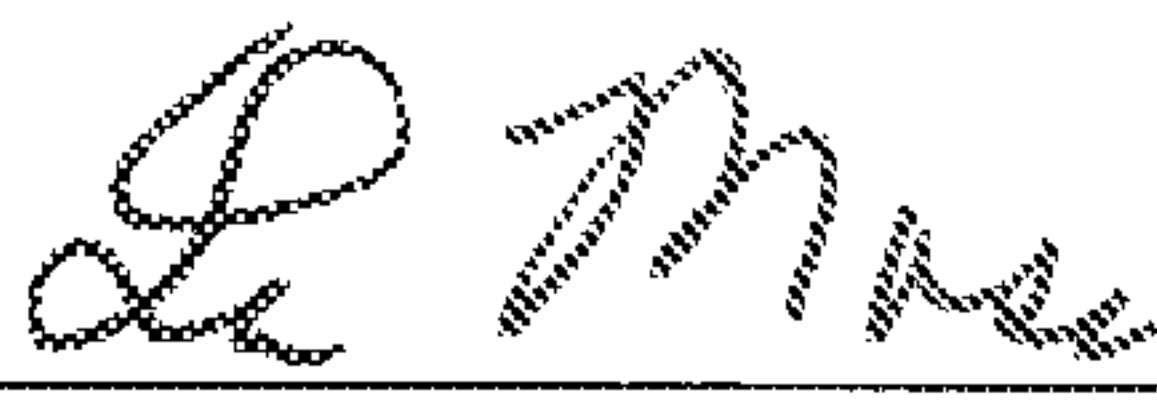
**GRANTORS:**

ESTATE OF CHARLES K. MOSS, Deceased

By:  [SEAL]  
Name: Lula M. Moss  
Title: Personal Representative

By:  [SEAL]  
Name: John Stanley Moss  
Title: Personal Representative

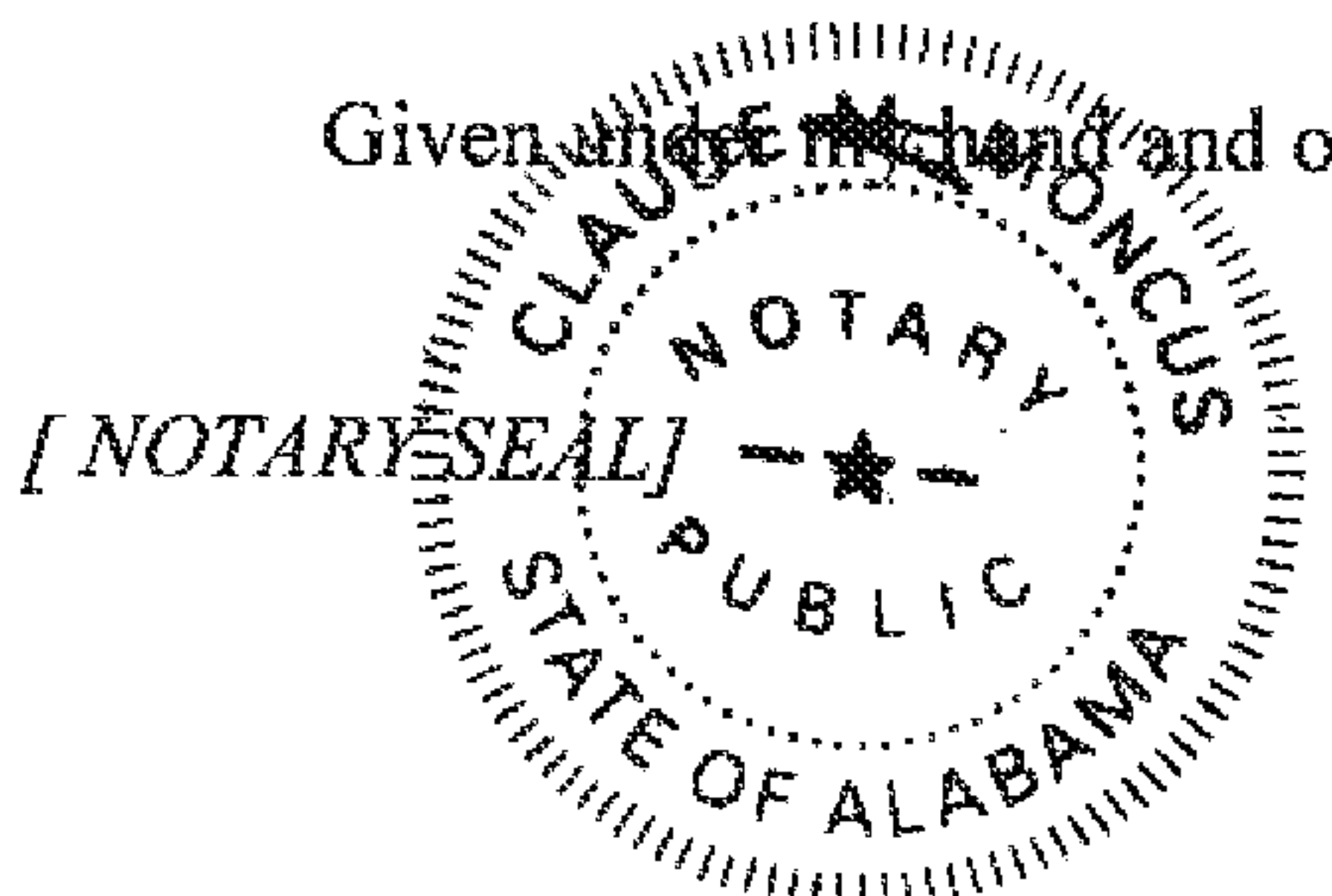
**JOINED IN BY CERTIFYING AS TO THE  
MATTERS SET FORTH HEREIN:**

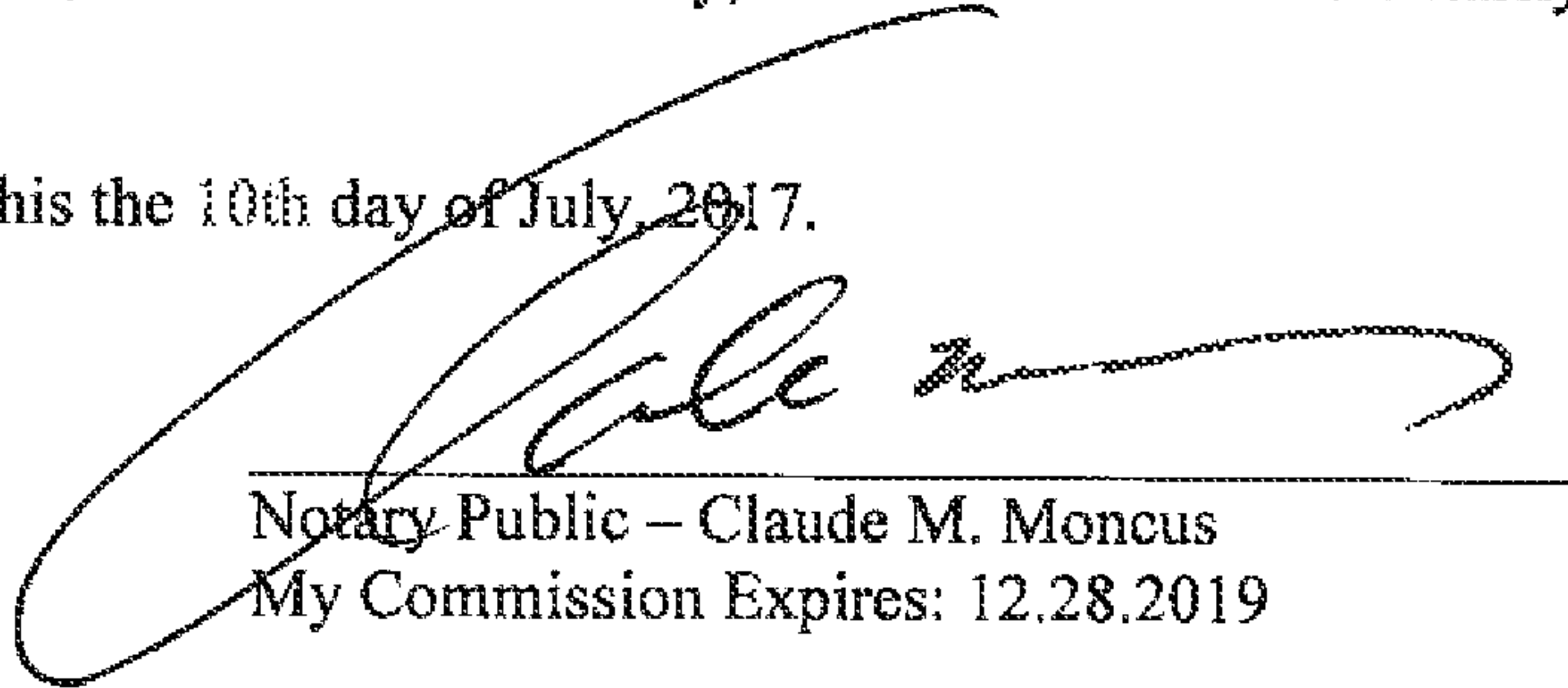
 [SEAL]  
Lula M. Moss

STATE OF ALABAMA     )  
                                      :  
COUNTY OF JEFFERSON    )

I, the undersigned, a Notary Public in and for said County in said State, hereby certify that **LULA M. MOSS**, and **JOHN STANLEY MOSS**, whose names as Personal Representatives of the Estate of **Charles K. Moss**, Deceased, are signed to the foregoing instrument and who is known to me, acknowledged before me on this day, that being informed of the contents of the foregoing instrument, they in their capacity as Personal Representatives, and with full authority, executed the same voluntarily on the day the same bears date.

Given under my hand and official seal this the 10th day of July, 2017.



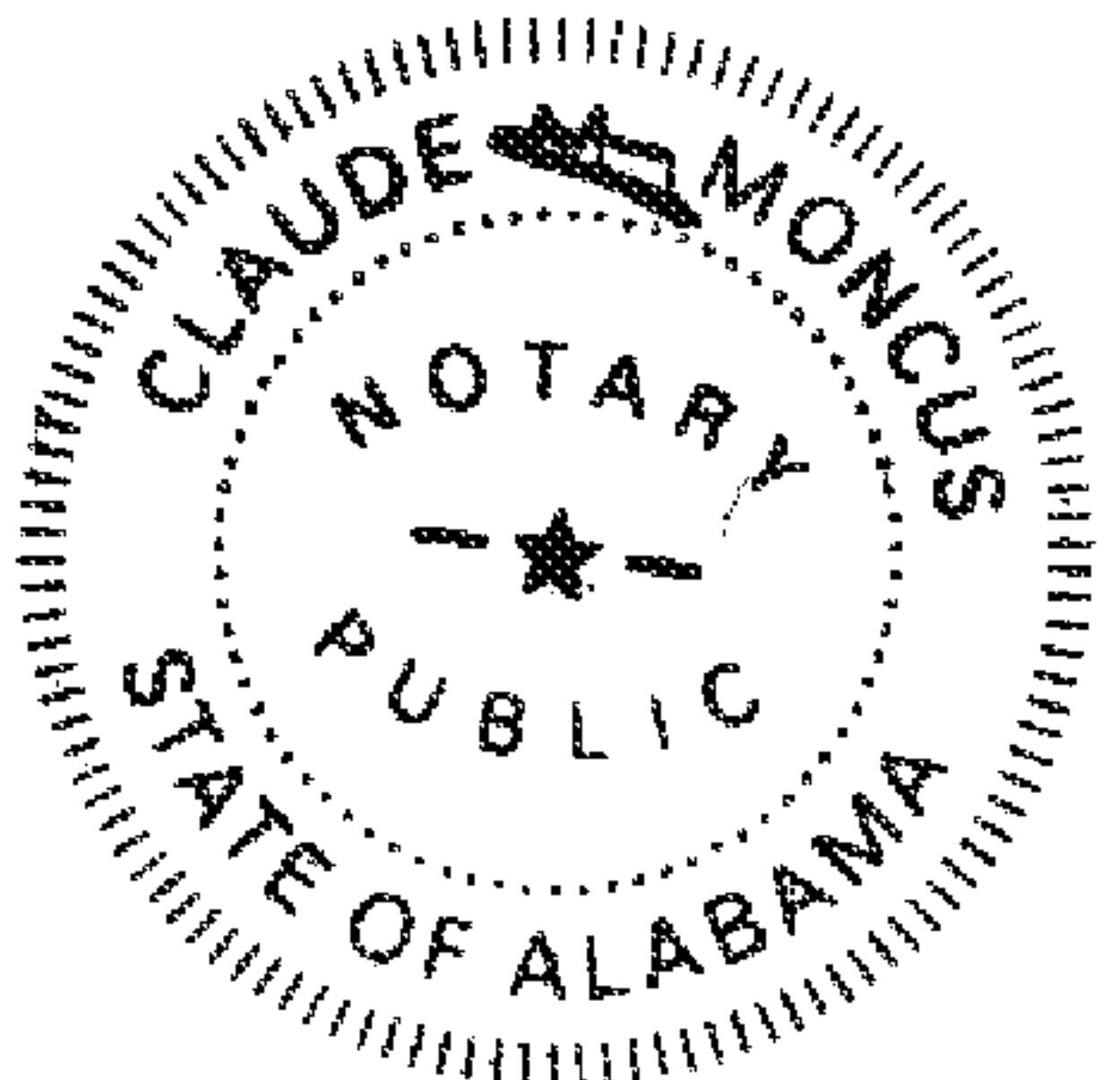
  
Notary Public – Claude M. Moncus  
My Commission Expires: 12.28.2019

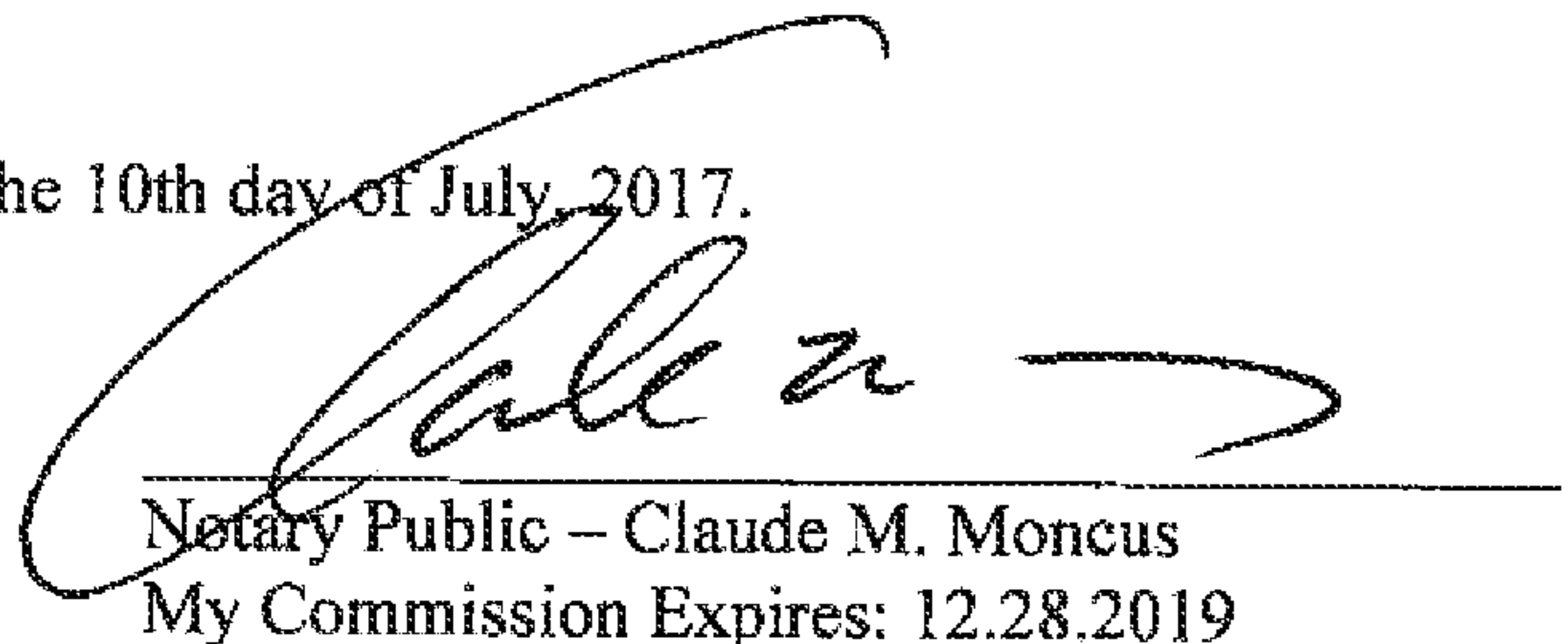
STATE OF ALABAMA     )  
                                      :  
COUNTY OF JEFFERSON    )

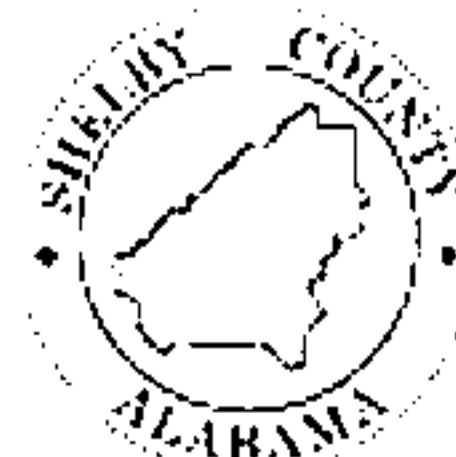
I, the undersigned, a Notary Public in and for said County in said State, hereby certify that **LULA M. MOSS**, whose name is signed to the foregoing, and who is known to me, acknowledged before me on this day that, being informed of the contents of the foregoing, she executed the same voluntarily on the day the same bears date.

Given under my hand and official seal this the 10th day of July, 2017.

[NOTARY SEAL]



  
Notary Public – Claude M. Moncus  
My Commission Expires: 12.28.2019



Filed and Recorded  
Official Public Records  
Judge James W. Fuhrmeister, Probate Judge,  
County Clerk  
Shelby County, AL  
07/11/2017 03:14:04 PM  
\$22.00 CHERRY  
20170711000247540

