

Prepared By  
Suellen Smitherman

## QUITCLAIM DEED

STATE OF ALABAMA     )  
SHELBY COUNTY         )



20170809000287900 1/3 \$25.00  
Shelby Cnty Judge of Probate, AL  
08/09/2017 11:00:34 AM FILED/CERT

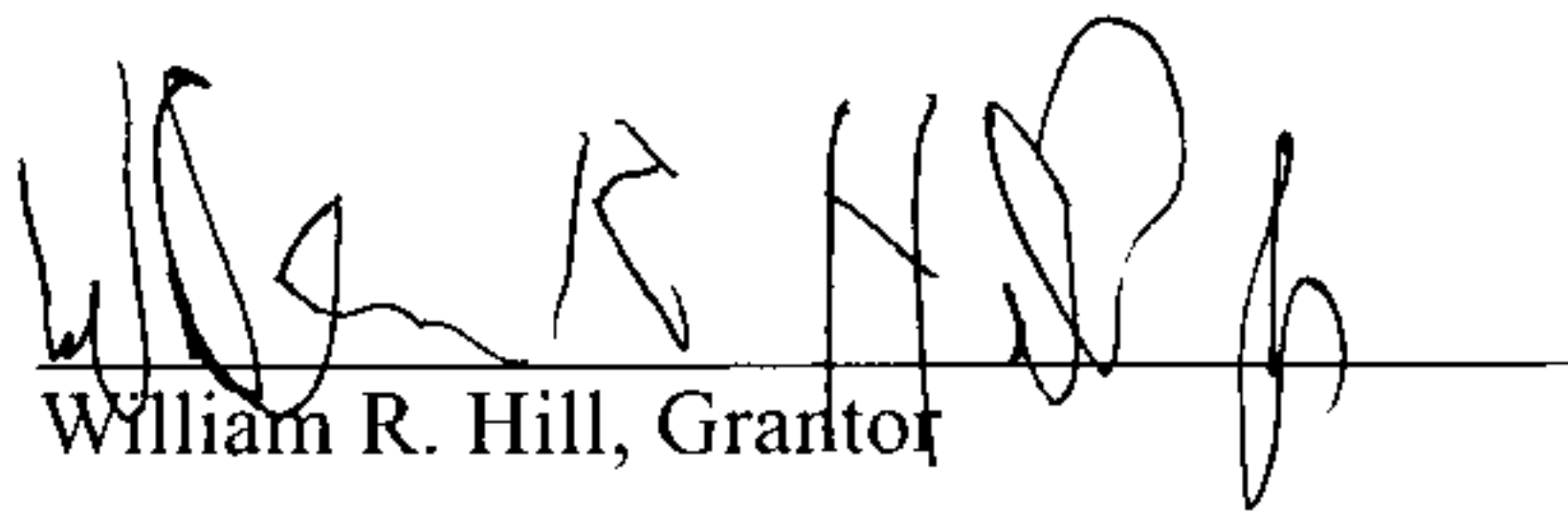
KNOW ALL MEN BY THESE PRESENTS, THAT FOR AND IN CONSIDERATION OF THE SUM OF \$10.00 AND OTHER CONSIDERATION IN HAND PAID TO THE UNDERSIGNED, THE RECEIPT WHEREOF IS HEREBY ACKNOWLEDGED, THE UNDERSIGNED HEREBY REMISES, RELEASES, QUIT CLAIMS, GRANTS, SELLS, AND CONVEYS TO NELSON R. BAILEY AND JANE L. BAILEY, HUSBAND AND WIFE (HEREINAFTER REFERRED TO AS GRANTEES) ALL RIGHT, TITLE, INTEREST, AND CLAIM IN OR TO THE FOLLOWING DESCRIBED REAL ESTATE, SITUATED IN SHELBY COUNT, ALABAMA, TO WIT:

PARCEL # 5827030800000080050000

LEGAL DESCRIPTION COM NW COR NW1/4 SW1/4, S983.96 E1003.93 TO POB; CONT E650(S) TO RD, S40(S) W600.16 S235.15 W65.5 N206.5 W64.5, N40(S) TO POB, S08 T22S R03W DIM 40.00 X 650.00 ACRES .7 SQ FEET 34,412

TO HAVE AND TO HOLD TO SAID GRANTEES FOREVER.

IN WITNESS WHEREOF, I have hereunto set my hand and seal, this 27<sup>th</sup> day of July, 2017.

  
William R. Hill, Grantor

Shelby County, AL 08/09/2017  
State of Alabama  
Deed Tax: \$4.00

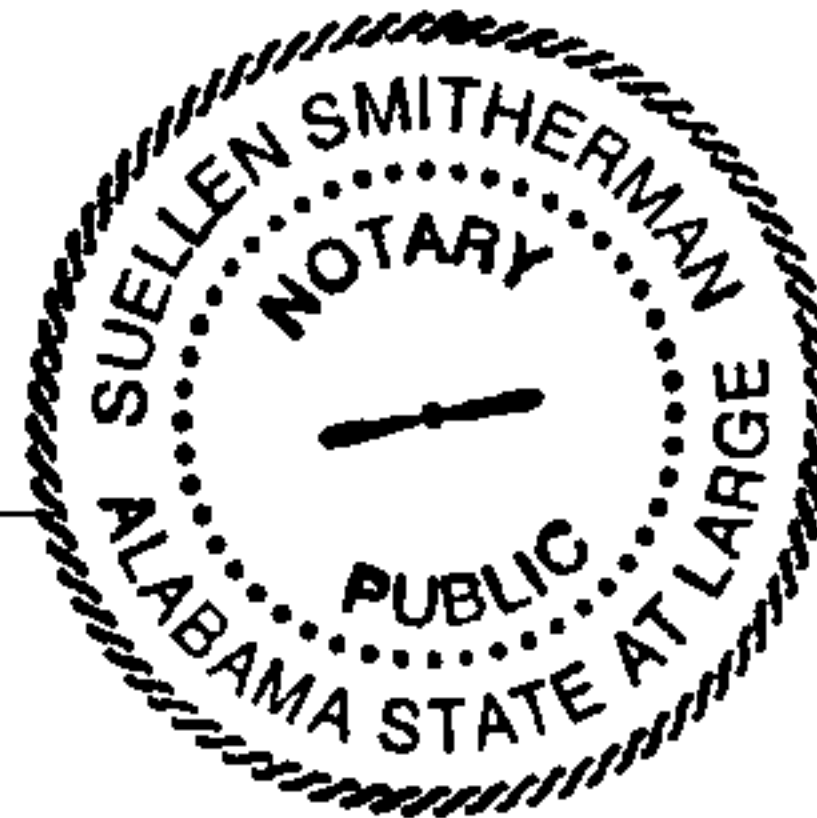
STATE OF ALABAMA    )  
SHELBY COUNTY        )

GENERAL ACKNOWLEDGEMENT

I, the undersigned, a Notary Public in and for said County, in said State, hereby certify that William R. Hill, 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 27<sup>th</sup> day of July, 2017.


Suellen Smitherman  
NOTARY PUBLIC



MY COMMISSION EXPIRES 08/23/2018

GRANTOR:  
William R. Hill  
517 Timberline Trail  
Calera, AL 35040

GRANTEES:  
Nelson R. Bailey &  
Jane L. Bailey  
410 Valley View Lane  
Indian Springs, AL 35124

  
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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 William R. Hill  
Mailing Address \_\_\_\_\_

Grantee's Name Nelson R & Jane L Bailey  
Mailing Address 410 Valley View Ln  
Indian Springs, AL  
35124

Property Address 517 Timberline Trail  
Calera, AL

Date of Sale 07/27/2017  
Total Purchase Price \$ \_\_\_\_\_  
or  
Actual Value \$ \_\_\_\_\_  
or  
Assessor's Market Value \$ 3560

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 Assessor

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 08/09/2017

Print Suellen Smitherman

Sign Suellen Smitherman

(Grantor/Grantee/Owner/Agent) circle one

Unattested



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Form RT-1