

THIS INSTRUMENT WAS PREPARED WITHOUT BENEFIT OF TITLE.
LEGAL DESCRIPTION WAS PROVIDED BY GRANTEE.

This instrument was prepared by:
Mike T. Atchison
Attorney At Law, Inc.
P O Box 822
Columbiana, AL 35051

Send Tax Notice to:

Judith L. Whorton
17017 Hwy 61
Wilsmille AL 35186

QUITCLAIM DEED
STATE OF ALABAMA)
COUNTY OF SHELBY)

KNOW ALL MEN BY THESE PRESENTS, That in consideration of **ONE DOLLAR AND ZERO CENTS (\$1.00)**, and other good and valuable considerations to the undersigned grantor, in hand paid by grantee herein, the receipt whereof is acknowledged, I or we, **Judith L. Whorton, a Single woman, Judith L. Whorton as Personal Representative of the Estate of Robert J. Whorton, Probate Case # PR2006-000403 and Judith L. Whorton as Trustee of the Robert. J. Whorton Management Trust, dated September 11, 2002 and Judith L. Whorton as Personal Representative of the Estate of Leah W. fuller, Probate Case #PR38-0195** (herein referred to as **Grantors**), grant, bargain, sell and convey unto, **Judith L. Whorton** (herein referred to as **Grantee**), the following described real estate, situated in: **SHELBY County, Alabama**, to-wit:

See attached Exhibit A for Legal Description.

SUBJECT TO:

1. Ad valorem taxes due and payable October 1, 2017.
2. Easements, restrictions, rights of way, and permits of record.

Property constitutes no part of the homestead of Judith L. Whorton or her spouse.

TO HAVE AND TO HOLD to said **GRANTEE** forever.

Given under my hand and seal, this 13th day of October, 2017

Judith L. Whorton
Judith L. Whorton,

Judith L. Whorton
Judith L. Whorton as Personal Representative
of the Estate of Robert J. Whorton, Probate
Case # PR2006-000403

Judith L. Whorton
Judith L. Whorton as Trustee of the
Robert. J. Whorton Management Trust,
dated September 11, 2002

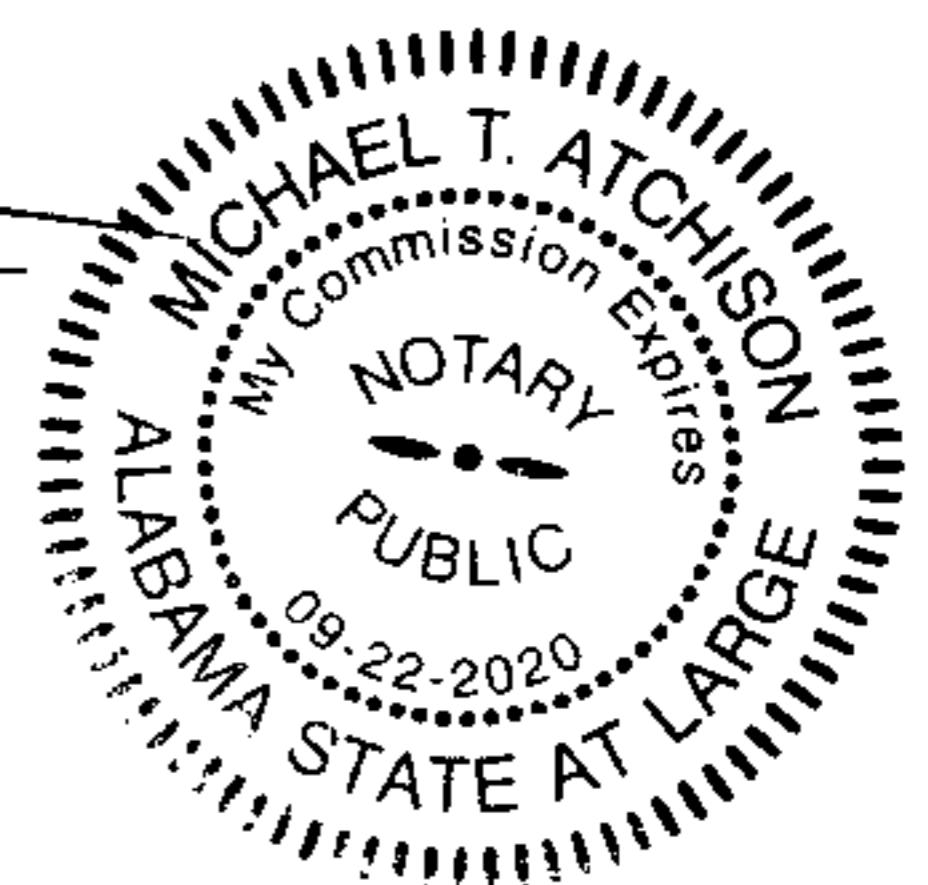
Judith L. Whorton
Judith L. Whorton as Personal
Representative of the Estate of
Leah W. fuller, Probate Case #PR38-0195

STATE OF ALABAMA)
COUNTY OF SHELBY)

I, the undersigned authority, a Notary Public in and for said County, in said State, hereby certify that **Judith L. Whorton, Judith L. Whorton as Personal Representative of the Estate of Robert J. Whorton, Probate Case # PR2006-000403 and Judith L. Whorton as Trustee of the Robert. J. Whorton Management Trust, dated September 11, 2002 and Judith L. Whorton as Personal Representative of the Estate of Leah W. fuller, Probate Case #PR38-0195**, 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 this 13th day of October, 2017.

Michael T. Atchison
Notary Public
My Commission Expires: 9/22/2020





20171025000386280 1/3 \$22.00
Shelby Cnty Judge of Probate: AL
10/25/2017 10:03:27 AM FILED/CERT


EXHIBIT A – LEGAL DESCRIPTION

Parcel 1

Commence at the NE Corner of Section 32, Township 20 South, Range 1 East, Shelby County, Alabama; thence S01°01'25"W, a distance of 1275.32'; thence N87°32'36"W, a distance of 818.58'; thence S02°10'24"W, a distance of 72.55' to the NE Corner of Lot 1 of Whorton Subdivision, as recorded in Map Book 40, Page 66, in the Office of the Judge of Probate of Shelby County, Alabama; thence S00°22'36"E, a distance of 505.72' to the POINT OF BEGINNING; thence N89°37'24"E, a distance of 100.00'; thence S00°22'36"E, a distance of 206.11'; thence N85°19'45"W, a distance of 100.39'; thence N00°22'36"W, a distance of 197.28' to the POINT OF BEGINNING.

Parcel 2

Commence at the NE Corner of Section 32, Township 20 South, Range 1 East, Shelby County, Alabama; thence S01°01'25"W, a distance of 1275.32'; thence N87°32'36"W, a distance of 818.58'; thence S02°10'24"W, a distance of 72.55' to the Southerly R.O.W. line of Shelby County Highway 61, 80' R.O.W. and the NE Corner of Lot 1 of Whorton Subdivision, as recorded in Map Book 40, Page 66, in the Office of the Judge of Probate of Shelby County, Alabama; thence N87°34'38"W and along said R.O.W. line a distance of 424.22' to a curve to the right, having a radius of 19339.58, a central angle of 00°22'29", and subtended by a chord which bears N87°13'53"W, and a chord distance of 126.51'; thence along the arc of said curve and said R.O.W. line, a distance of 126.51' to the NW Corner of Lot 2 of above said Whorton Subdivision and the POINT OF BEGINNING; said point being a compound curve to the right, having a radius of 19339.58, a central angle of 00°07'06", and subtended by a chord which bears N86°59'05"W, and a chord distance of 39.98'; thence along the arc of said curve and said R.O.W. line, a distance of 39.98'; thence S06°31'35"W and leaving said R.O.W. line, a distance of 398.40'; thence N12°12'39"E, a distance of 402.83' to the POINT OF BEGINNING.


20171025000386280 2/3 \$22.00
Shelby Cnty Judge of Probate, AL
10/25/2017 10:03:27 AM FILED/CERT

Real Estate Sales Validation Form

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

Grantor's Name Judith Whorton
Mailing Address _____

Grantee's Name Judith Whorton
Mailing Address 17017 Hwy 61
Wilsonville, AL 35186

Property Address Vacant Lot, Hwy 61
Wilsonville, AL 35186

Date of Sale 10-13-17
Total Purchase Price \$ _____
or
Actual Value \$ _____
or
Assessor's Market Value \$ 1.00 62,000.00

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) * To Clear title

☐ Bill of Sale

☐ Appraisal

☐ Sales Contract

☒ Other

☐ Closing Statement

Assessor's Value

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).

Notary _____

Print

Mike T. Atchison

Unattested _____

Sign

Mike T. Atchison

(verified by)

(Grantor/Grantee/Owner/Agent) circle one

Form RT-1

