

Send tax notice to:

PATRICIA HUMPHREY GARWICK  
1514 CAHABA RIVER ESTATE  
HOOVER, AL 35244

STATE OF ALABAMA  
SHELBY COUNTY

This instrument prepared by:  
Charles D. Stewart, Jr.  
Attorney at Law  
4898 Valleydale Road, Suite A2  
Birmingham, Alabama 35242

**TITLE NOT EXAMINED**

**FULL MARKET VALUE: \$382,380.00**  
**½ CONSIDERATION: \$191,190.00**

**QUIT CLAIM DEED**

KNOW ALL MEN BY THESE PRESENTS:

That in consideration of TEN DOLLARS AND 00/100 (\$10.00) and other good and valuable consideration, in hand paid to the undersigned Ann Humphrey Garwick f/k/a Patricia Ann Humphrey and William A. Garwick, a married couple, whose address is: 1514 Cahaba River Estate, Hoover, AL 35244 (hereinafter referred to as the "Grantor") by Ann Humphrey Garwick and William A. Garwick whose address is: 1514 Cahaba River Estate, Hoover, AL 35244 (hereinafter referred to as the "Grantee"), the receipt and sufficiency of which is hereby acknowledged, the Grantor does, by these presents, release, remise, quitclaim, and convey unto the Grantees, as joint tenants with right of survivorship, all of their rights, title and interest in and to the following described real estate situated in Shelby County, Alabama, to-wit:

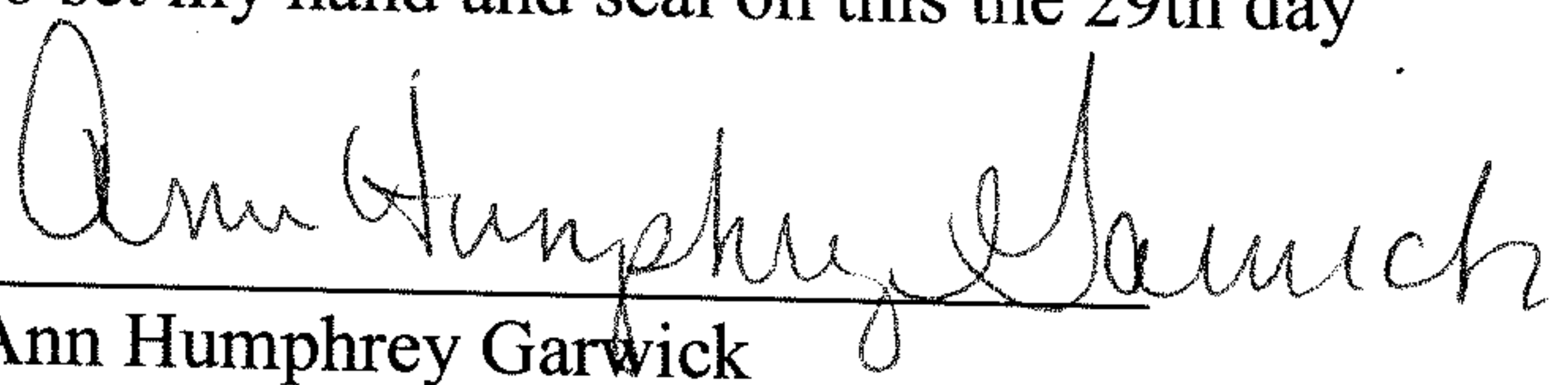
Ann Humphrey Garwick is one and the same as Patricia Ann Humphrey

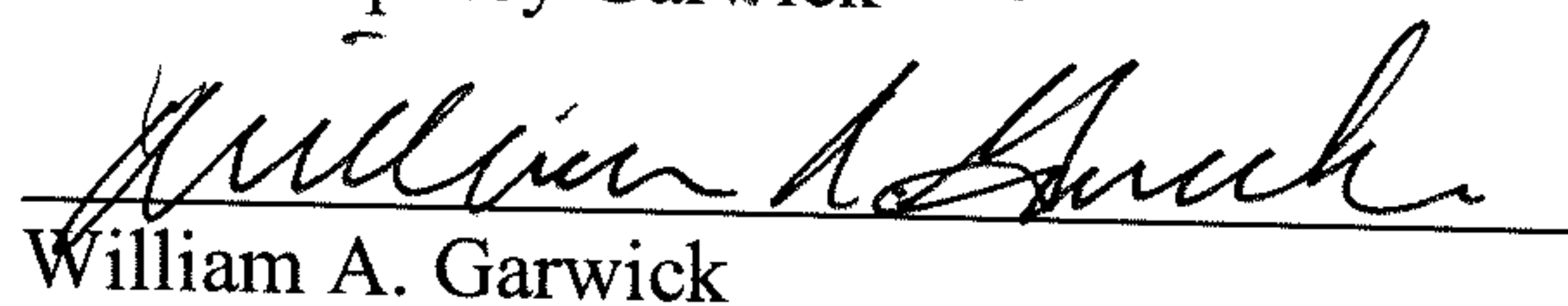
See attached Legal Description Exhibit "A"

**Subject to existing easements, current taxes, restrictions, set back lines and rights of way, if any, of record.**

TO HAVE AND TO HOLD unto the Grantee, its successors and assigns forever.

IN WITNESS WHEREOF, I/we have hereunto set my hand and seal on this the 29th day of December, 2017.

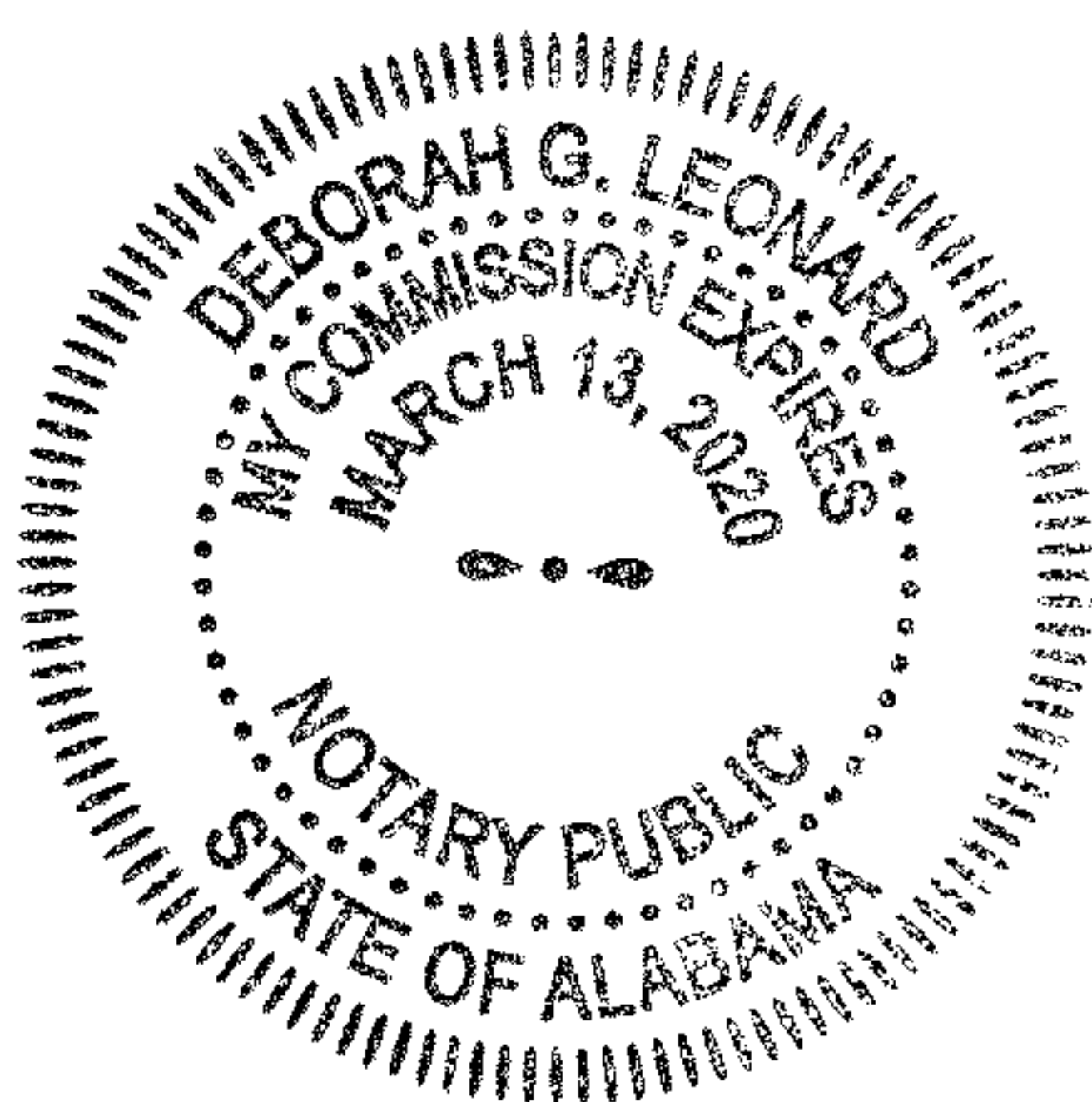
  
Ann Humphrey Garwick

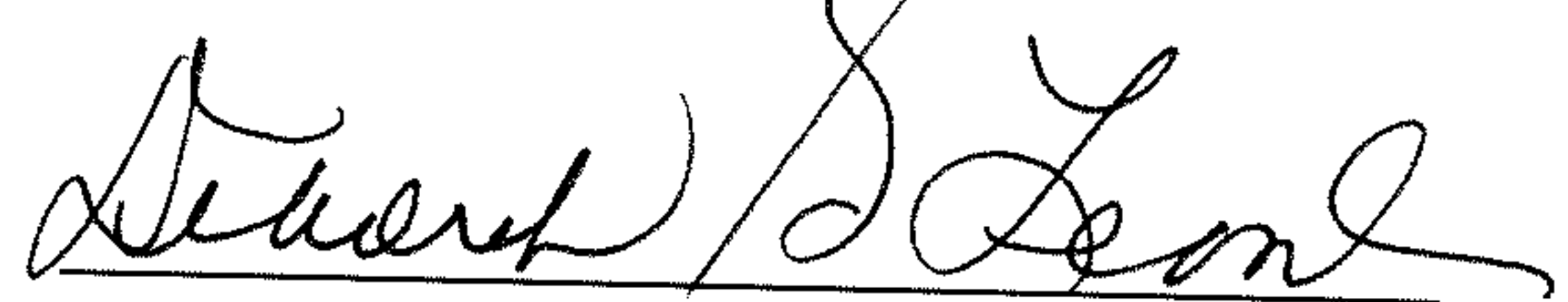
  
William A. Garwick

STATE OF ALABAMA  
COUNTY OF SHELBY

I, the undersigned, a Notary Public, in and for said County in said State, hereby certify that Ann Humphrey Garwick and William A. Garwick, 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, they executed the same voluntarily on the day the same bears date.

Given under my hand and official seal this the 29th day of December, 2017.



  
Notary Public  
Print Name:  
Commission Expires:

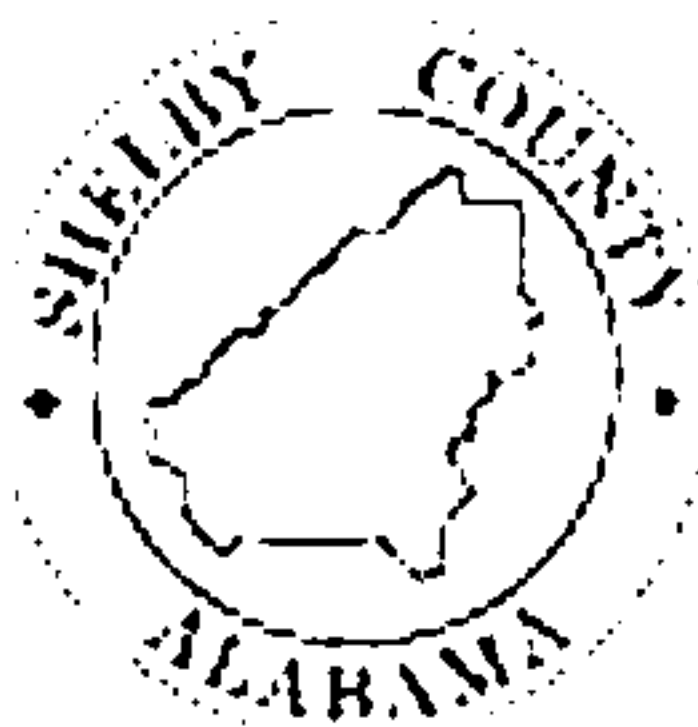
LEGAL DESCRIPTION  
EXHIBIT "A"

A parcel of land being the Southern portion of Lot 19, according to the Survey of Cahaba River Estates as recorded in Map Book 3, Pages 32 and 33, in the Bessemer Division of the Office of the Judge of Probate, Jefferson County, Alabama, also being recorded in Birmingham Probate Office in Volume 17, page 64. Also, recorded in Map Book 3, Page 11, in the Probate Office of Shelby County, Alabama.

Commence at the Northwest corner of the Northeast Quarter of the Southwest Quarter of Section 26, Township 19 South, Range 3 West, Shelby County, Alabama; said corner also being the Northwest corner of said Lot 19 thence run in a Southerly direction along the West line of said Quarter – Quarter said line also being the West line of said Lot 19; a distance of 362.28 feet to the point of beginning; thence continue on last described course a distance of 662.72 feet to the Southwest corner of said Lot 19; thence 95 degrees 03 minutes 45 seconds to the left and run in an Easterly direction a distance of 250.96 feet to the Southeast corner of said Lot 19; thence 84 degrees 56 minutes 15 seconds to the left and run in a Northerly direction along the East line of said Lot 19 a distance of 424.69 feet; thence 76 degrees 45 minutes to the left and run in a Northwesterly direction a distance of 52.83 feet; thence 79 degrees 36 minutes to the left and run in a Southwesterly direction a distance of 7.55 feet; thence 90 degrees 00 minutes to the right and run in a Northwesterly direction a distance of 127.02 feet; thence 21 degrees 00 minutes to the right and run in a Northwesterly direction a distance of 58.18 feet; thence 35 degrees 01 minute to the right and run in a Northerly direction a distance of 120.67 feet; thence 79 degrees 40 minutes to the left and run in a Westerly direction 16.0 feet to the point of beginning.

Mineral and Mining rights excepted.

Situated in Shelby County, Alabama.



Filed and Recorded  
Official Public Records  
Judge James W. Fuhrmeister, Probate Judge,  
County Clerk  
Shelby County, AL  
12/29/2017 10:16:25 AM  
\$209.50 JESSICA  
20171229000463140

A handwritten signature in black ink, appearing to be "J. W. Fuhrmeister", is written over the printed name and title of the County Clerk.