

THIS INSTRUMENT PREPARED BY:

Timothy M. Fulmer
3800 Colonnade Parkway, Suite 450
Birmingham, AL 35243
(205) 968-5300

SEND TAX NOTICES TO:
Robert Ernest Kent
4243 East Lake Blvd.
Birmingham, AL 35217

QUITCLAIM DEED

TITLE NOT CHECKED BY PREPARER

STATE OF ALABAMA)
SHELBY COUNTY)

KNOW ALL MEN BY THESE PRESENTS, That in consideration of Ten Dollars (\$10.00) and other good and valuable consideration to Robert Ernest Kent, a married man, in hand paid by Vickie F. Kent, an unmarried woman, the receipt whereof is hereby acknowledged, the said Vickie F. Kent, does remise, release, quit claim and convey to the said Robert Ernest Kent, all right, title, interest and claim in or to the following described real estate situated in Shelby County, Alabama, to wit:

Lot 93, according to the Amended Map and Survey of The Cove of Greystone, Phase I, as recorded in Map Book 26, Page 39 A & B, in the Probate Office of Shelby County, Alabama.

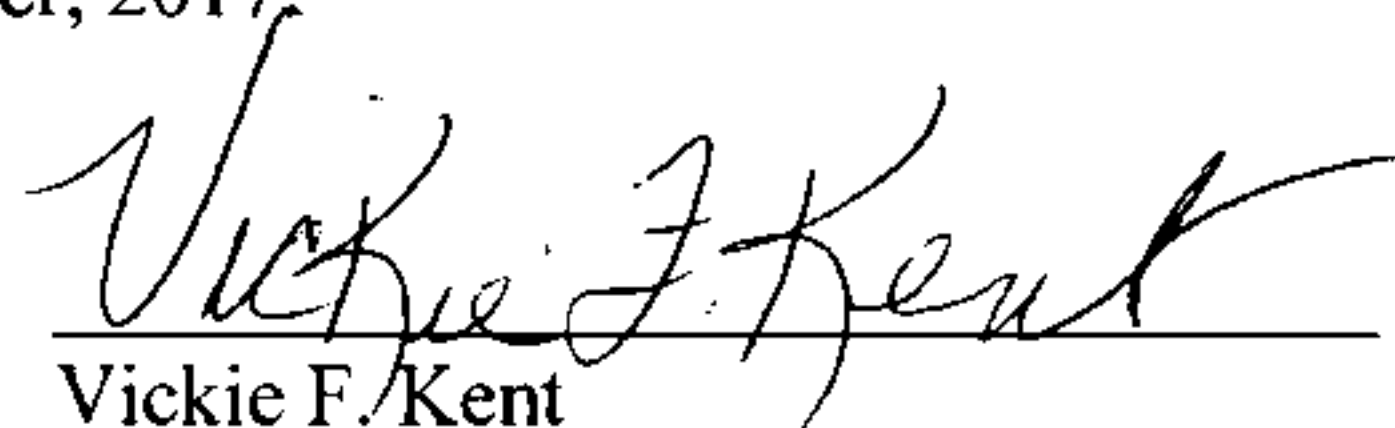
SUBJECT TO: Easements, restrictions, right-of-ways and recordings of record.

This deed is being given in accordance to the Final Judgment of Divorce rendered in Shelby County, Alabama – DR 2013-900344.

TO HAVE AND TO HOLD to the said Robert Ernest Kent, his heirs and assigns forever.

Given under her hand and seal this the ____ day of November, 2017.

February, 01, 2018


Vickie F. Kent

STATE OF ALABAMA)
SHELBY COUNTY)

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

Given under my hand and seal this ____ day of November, 2017.

February, 01, 2018


NOTARY PUBLIC
My Commission Expires: 07/07/2021

Shelby County, AL 02/01/2018
State of Alabama
Deed Tax: \$261.00



Real Estate Sales Validation Form

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

Grantor's Name Vickie F. Kent
Mailing Address 2978 Kelham Cove Way
Birmingham, AL 35242

Grantee's Name Robert E. Kent
Mailing Address 4243 E. Lake Blvd
Birmingham, AL 35217

Property Address 1028 Graystone Cove Dr.
Birmingham, AL
35242

Date of Sale _____
Total Purchase Price \$ _____

or
Actual Value \$ _____

or
Assessor's Market Value \$ 521,200. 1/2 = 260,600



20180201000034350 2/2 \$279.00
Shelby Cnty Judge of Probate, AL
02/01/2018 01:38:48 PM FILED/CERT

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 Office

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 2/1/18

Print _____

☒ Unattested

(verified by)

Sign _____

(Grantor/Grantee/Owner/Agent) circle one

Form RT-1