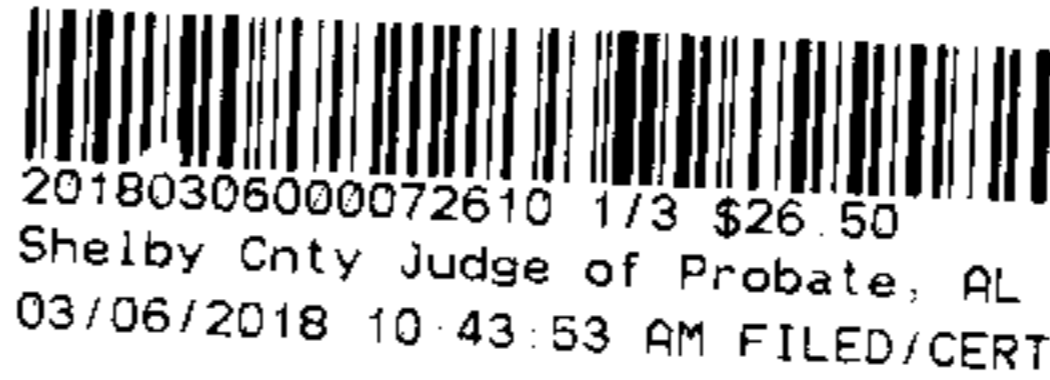


This conveyance prepared without the benefit of current survey. Attorney makes no representations as to the legal description of this property.

Send Tax Notice To:
Dexter K. Wakefield
188 Seale Road
Calera, AL 35040



This instrument was prepared by:
Lindsey J. Allison, Esq.
P. O. Box 380275
Birmingham, AL 35238

Quitclaim Deed

STATE OF ALABAMA)
COUNTY OF SHELBY)

KNOW ALL MEN BY THESE PRESENTS,

THAT IN CONSIDERATION OF One Dollar and 00/100 (\$1.00) and other good and valuable consideration to the undersigned Grantors in hand paid by the Grantee herein, the receipt of which is hereby acknowledged, **Dexter K. Wakefield, an unmarried man and Julie K. Wakefield, an unmarried woman,** (herein referred to as Grantors, whether one or more) do grant, bargain, sell and convey unto **Dexter K. Wakefield, an unmarried man** (herein referred to as Grantee, whether one or more), the following described real estate, situated in the State of Alabama, County of Shelby, to-wit:

DESCRIPTION:

Commence at the S.W. corner of the NW ¼ of Section 10, Township 24 N. Range 14 E. Shelby County, Alabama and run thence Easterly along the South line of said Quarter – Quarter Section for 687.14 feet to a point; thence turn 82 degrees 57 minutes 08 seconds left and run Northerly along the West margin of Seale Rd. 16.32 feet to a point; thence turn 09 degrees 07 minutes 16 seconds left and continue Northerly along said margin of said road 183.36 feet to the point of beginning of the property being described; thence continue along last described course 57.68 feet to a point; thence turn 21 degrees 42 minutes 18 seconds right and continue along said margin of said road 167.68 feet to a point; thence turn 2 degrees 24 minutes 31 seconds left and continue along said margin of said road 264.74 feet to a point; thence turn 3 degrees 49 minutes 23 seconds left and continue alongside margin of said road 111.78 feet to a point; thence turn 18 degrees 57 minutes left and continue alongside margin of said road 56.79 feet to a point; thence turn 12 degrees 55 minutes 44 seconds left and continue to run Westerly 315.82 feet to a point; thence turn 70 degrees 09 minutes 20 seconds left and run Southwesterly 160.64 feet to a point; thence turn 14 degrees 49 minutes 03 seconds left and run southerly 518.71 feet to the point; thence turn 94 degrees 18 minutes 04 seconds left and run Easterly 267.50 feet to the point of beginning, Less and except the 2.0 acres previously Deeded to Dexter and Julie K. Wakefield.

Subject to:

- 1. Title to all minerals within and underlying the premises, together with all mining rights and other rights, privileges, and immunities relating thereto.**
- 2. All other existing easements, restrictions, setback lines, right of ways, limitations, if any, of record.**

The parties are executing this deed pursuant to the agreement of the parties entered in the Circuit Court of Shelby County, Alabama; case styled Dexter K. Wakefield v. Julie K. Wakefield, Case Number DR 17-900583

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

IN WITNESS WHEREOF, the said Grantors, have hereto set their signature and seal, this the _____ day of _____, 201____.

Dexter K. Wakefield
Dexter K. Wakefield

Julie K. Wakefield
Julie K. Wakefield

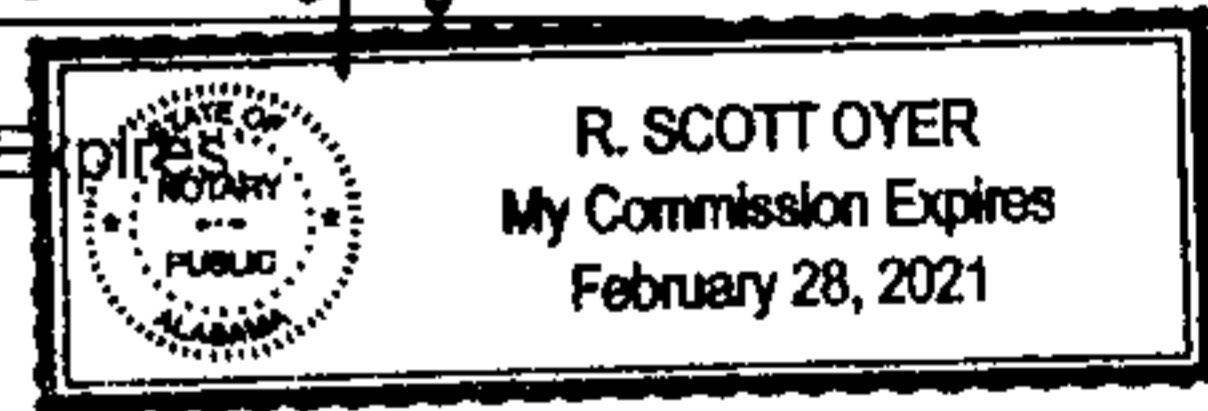
STATE OF ALABAMA)
COUNTY OF SHELBY)

I, the undersigned, a Notary Public in and for said County in said State, hereby certify that Dexter K. Wakefield, 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/she executed the same voluntarily on the date the same bears date.

Given under my hand and official seal this the 14th day of September, 2017.

R. Scott Oyer

Notary Public
My Commission Expires



STATE OF ALABAMA)
COUNTY OF SHELBY)

I, the undersigned, a Notary Public in and for said County in said State, hereby certify that Julie K. Wakefield, 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/she executed the same voluntarily on the date the same bears date.

Given under my hand and official seal this the 25 day of September, 2017.

Judsey J. Oyer

Notary Public
My Commission Expires: 8-21-21



20180306000072610 2/3 \$26.50
Shelby Cnty Judge of Probate, AL
03/06/2018 10:43:53 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 Dexter & Julie K Wakefield
Mailing Address 188 Seale Rd
Calera AL 35040

Grantee's Name Dexter K Wakefield
Mailing Address 145 Seale Rd
Calera AL 35040

Property Address 252 Seale Rd
Calera AL 35040

Date of Sale 10-18-2017
Total Purchase Price \$ _____
or
Actual Value \$ _____

Assessor's Market Value \$10,230 onehalf = 5,115

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

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 in property and their current mailing address.

Grantee's name and mailing address - provide the name of the person or persons to whom interest in property is being conveyed.

Property address - the physical address of the property being conveyed, if available.

Date of Sale - the date on which interest in 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, including 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).

Attorney

Print Dexter Wakefield

Unattested

Sign

(verified by)

(Grantor/Grantee/Owner/Agent) circle one

Form RT-1



20180306000072610 3/3 \$26.50
Shelby Cnty Judge of Probate, AL
03/06/2018 10:43:53 AM FILED/CERT