

This Instrument was prepared without  
benefits of title.

  
20180309000077250 1/2 \$75.00  
Shelby Cnty Judge of Probate, AL  
03/09/2018 11:47:57 AM FILED/CERT

SEND TAX NOTICE TO:  
Anthony Wayne Farler  
160 County Road 1041  
Verbena, Alabama 36091

STATE OF ALABAMA  
SHELBY COUNTY

QUITCLAIM DEED  
SUBJECT TO LIFE ESTATE

KNOW ALL MEN BY THESE PRESENTS: That, for consideration of Ten (\$10.00) Dollars, and other good and valuable consideration, this day in hand paid to the undersigned GRANTOR, **Martha N. Posey**, a single woman (hereinafter referred to as GRANTOR), The receipt whereof is hereby acknowledged, the GRANTOR hereby RELEASES, QUITCLAIMS, GRANTS, SELLS, AND CONVEYS to **Anthony Wayne Farler**, a married man, (hereinafter called Grantee), all of the Grantor's rights, title, interest, and claims in or to the following described real estate, situated in Shelby County, Alabama, to-wit:

PARCEL NUMBER            04-2-09-0-000-006.007

This mapping description from the Shelby County Mapping Services will serve for legal purposes until survey of land is completed.

Begin at the Northwest corner of the Northeast Quarter of the Northwest Quarter E ALG SEC LN To Shoal Creek SLY and SELY ALG CRK 295 (South) S To S LN Northeast Quarter Northwest Quarter West to Southwest corner SD Quarter Quarter North to POB. Begin Section 9, Township 18 South, Range 1 East, Shelby County, Alabama.

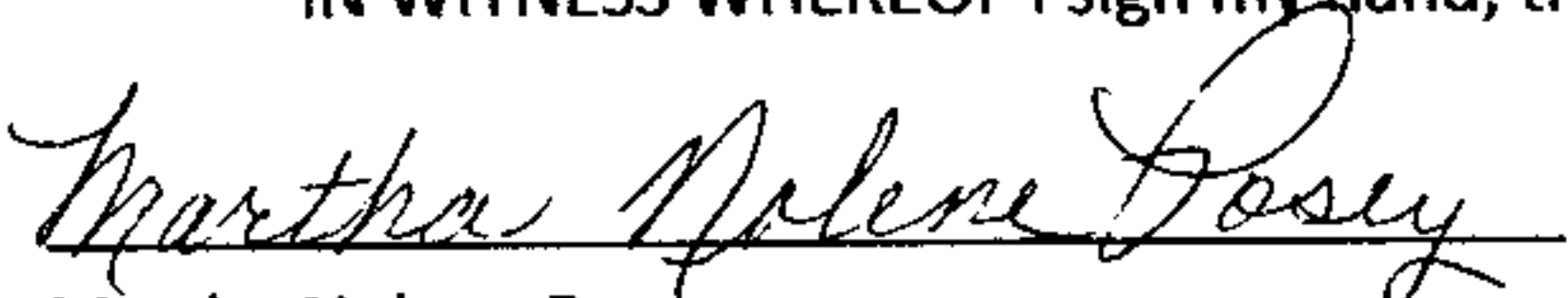
Subject to a life estate herein conveyed to **Martha N. Posey**, a single woman, **Jennifer Lynn Farler**, a married woman, **Ashlyne Grace Farler**, a single woman, **Hanah Marie Farler**, a single woman.

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

THIS DEED WAS PREPARED FROM DATA FURNISHED BY THE GRANTOR. NO TITLE EXAMINATION WAS REQUESTED OR UNDERTAKEN.

TO HAVE AND TO HOLD the above described property to said GRANTEE forever.

IN WITNESS WHEREOF I sign my hand, this the March day of 9, 2018.

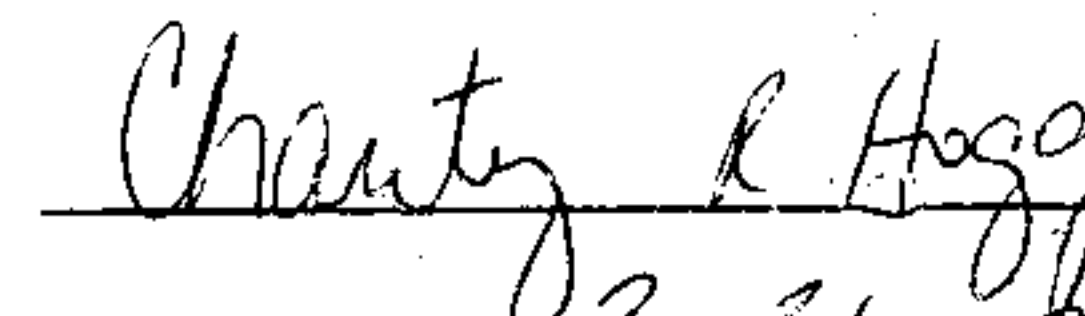
  
Martha N. Posey

STATE OF ALABAMA

 COUNTY

I, the undersigned, a Notary Public, in and for said County and State, hereby certify that **Martha N. Posey**, a single woman, whose named is signed to the foregoing and who is known to me, acknowledged before me on this day that, being informed of the contents of the Instrument, she signed her name voluntarily on the day the same bears date.

IN WITNESS WHEREOF, I have hereunto set my hand and seal this the 9<sup>th</sup> day of March, 2018.

Notary Public   
My Commission Expires: 3-31-2020

Shelby County, AL 03/09/2018  
State of Alabama  
Deed Tax: \$57.00

# Real Estate Sales Validation Form

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

Grantor's Name Martha Melene Posey  
Mailing Address 2248 4<sup>th</sup> St NW NE  
Center Point AL  
35215

Grantee's Name Anthony W Farler  
Mailing Address 1606 Rd 1041  
Verona AL 36091

Property Address 042090000006.007

Date of Sale 3-9-18

Total Purchase Price \$ 1000

or

Actual Value

\$

or

Assessor's Market Value \$ 57,000



20180309000077250 2/2 \$75.00  
Shelby Cnty Judge of Probate, AL  
03/09/2018 11:47:57 AM 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

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 3-9-18

Print Anthony W Farler

Sign

Anthony W Farler  
(Grantor/Grantee/Owner/Agent) circle one

Unattested

(verified by)

Form RT-1