


After Recording, Mail To:

Terry L. Pitman and Beverly Sharon Pitman, as co-Trustees
5354 Meadow Brook Road
Birmingham, AL 35242

This Document Prepared By:

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1232 Blue Ridge Blvd
Hoover, Alabama 35226
2053900101


20180508000157100 1/3 \$620.00
Shelby Cnty Judge of Probate, AL
05/08/2018 01:09:11 PM FILED/CERT

Assessor's Parcel Number: _____

QUITCLAIM DEED

STATE OF ALABAMA

KNOW ALL MEN BY THESE PRESENTS:

SHELBY COUNTY

THAT in consideration of ONE AND NO/100 DOLLAR (\$1.00), to the undersigned grantors, in hand paid by the grantee herein, the receipt whereof is acknowledged, we,

TERRY LEE PITMAN and SHARON W. PITMAN, husband and wife, the GRANTORS,

Whose mailing address is 5354 Meadow Brook Road, Birmingham, AL 35242;
hereby convey and quitclaim to

TERRY LEE PITMAN and SHARON W. PITMAN, as co-Trustees of THE PITMAN FAMILY LIVING TRUST, U/A dated May 8, 2018, the GRANTEE,

Whose mailing address is 5354 Meadow Brook Road, Birmingham, AL 35242;
All of THE FOLLOWING described real property situate in Shelby County, **Alabama**, to wit:

Lot 22, according to the Survey of Mountain Ridge Estate, First Sector as recorded in Map Book 7, page 100 A & B in the Probate Office of Shelby County, Alabama.

COMMONLY known as: 5354 Meadow Brook Road, Birmingham, AL.

TO have and to hold to the said grantee and grantee's assigns forever.

The land described herein (You must make a selection):

 X is homestead property of the said grantors

 is **NOT** homestead property of the said grantors

SUBJECT TO the Restrictions, Conditions, Covenants, Rights, Rights of Way, and Easements now of record, if any.

DEED PREPARED FROM DESCRIPTION PROVIDED TO ATTORNEY/NO INDEPENDENT TITLE SEARCH
HAS BEEN PERFORMED

Shelby County, AL 05/08/2018
State of Alabama
Deed Tax: \$599.00

The then-acting Trustee has the power and authority to encumber or otherwise to manage and dispose of the hereinabove described real property; including, but not limited to, the power to convey.

IN WITNESS WHEREOF, WITNESS we have set our hands and seals this 8th day of May, 2018.

Terry Lee Pitman
TERRY LEE PITMAN

Sharon W. Pitman
SHARON W. PITMAN

STATE OF ALABAMA)
) ss.
COUNTY OF JEFFERSON)


I, the undersigned, a Notary Public in and for said County in said State, hereby certify that TERRY LEE PITMAN and SHARON W. PITMAN, whose names are signed to the foregoing, and who are known to me, acknowledged before me on this day that, being informed of the contents of the foregoing, they executed the same voluntarily on the day the same bears date.

Given under my hand and official seal, this the May 8th, 2018.

[Signature]
NOTARY PUBLIC

My commission expires: 1/15/2021




20180508000157100 2/3 \$620.00
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HAS BEEN PERFORMED

Real Estate Sales Validation Form

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


Grantor's Name Terry Lee and Sharon W. Pirm Grantee's Name The Pitman Family Living Trust
Mailing Address _____ Mailing Address SAME

Property Address 5354 Meadow Brook Rd Date of Sale _____
Birmingham, AL Total Purchase Price \$ _____
35242 or
Actual Value \$ _____
or
Assessor's Market Value \$598,850

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


20180508000157100 3/3 \$620.00
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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).

Date _____ Print _____

Unattested Karen Melsen Sign _____
(verified by) (Grantor/Grantee/Owner/Agent) circle one