


County Division Code: AL040
Inst. # 2018099264 Pages: 1 of 2
I certify this instrument filed on
9/21/2018 9:56 AM Doc: D
Alan L. King, Judge of Probate
Jefferson County, AL. Rec: \$19.00
DeedTx: \$43.00
Clerk: HERVEYA

Return to:
First American Mortgage Solutions
Attn: Recording Team
4795 Regent Blvd.
Irving, TX 75063

Order Number:
54320576LA


20180921000338570 1/2 \$61.00
Shelby Cnty Judge of Probate, AL
09/21/2018 11:23:38 AM FILED/CERT

QUIT CLAIM DEED

STATE OF Alabama)
)
COUNTY OF Jefferson)

Send Future Tax Notices to:
2635 Alta Vista Drive
Birmingham, AL 35243

KNOW ALL MEN BY THESE PRESENTS:

That for and in consideration of Ten Dollars (\$10.00) and other valuable consideration, to the undersigned Grantor, **JUDITH A. REED**, a married woman, in hand paid by the Grantee herein, the receipt of which is hereby acknowledged by said Grantor, Grantor does, by these presents quitclaim, remise, and release unto **JUDITH A. REED** and **JACKIE C. WRENN**, wife and husband, as joint tenants with right of survivorship, herein referred to as Grantee, together with every contingent remainder, right of reversion, in fee simple, the following described real estate, situated in **Jefferson County, Alabama**, to-wit:

Lot 1, according to the survey of Altadena Valley, Country Club Sector, as recorded in Map Book 4, Page 71, in the Office of the Judge of Probate of Shelby County, Alabama, and Map Book 66, Page 39, in the Office of the Judge of Probate of Jefferson County, Alabama.

Prior Deed Reference: Deed Book 4236, Page 965.

Parcel ID Number: 28-00-33-4-002-010.000

Commonly Known As: 2635 Alta Vista Drive, Birmingham, AL 35243

Fair Market Value: \$85,300.00 *1/2 #421650RD GAR*

The total property herein conveyed and being conveyed together with all and singular, the buildings, rights, tenements, hereditaments and appurtenances thereunto belonging or in anywise appertaining.

The above conveyance includes all structures presently built, constructed, or set on the above described property.

This conveyance is made subject to all restrictions, reservations, easements, and rights-of-way of record affecting this title to the above described property.

The above described property does constitute part of the Grantors' homestead.

The scrivener makes no warranties, nor does he express an opinion, as to the Grantor's title, or lack thereof. The description was provided by First American Mortgage Solutions.

In all references herein to any parties, persons, entities or corporations, the use of any particular gender or the plural or singular number is intended to include the appropriate gender or number as the text of the within instrument may require.

IN WITNESS WHEREOF, the said Grantor, who is authorized to execute this conveyance hereto sets its signature and seal, this the 21st day of September, 2018.

GRANTOR:

Judith A. Reed
JUDITH A. REED

STATE OF Alabama)
COUNTY OF Jefferson)

I, Patricia Gachanja, a Notary Public for the State of Alabama, do hereby certify that **JUDITH A. REED**, 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 said conveyance, executed the same voluntarily on the day the same bears date.

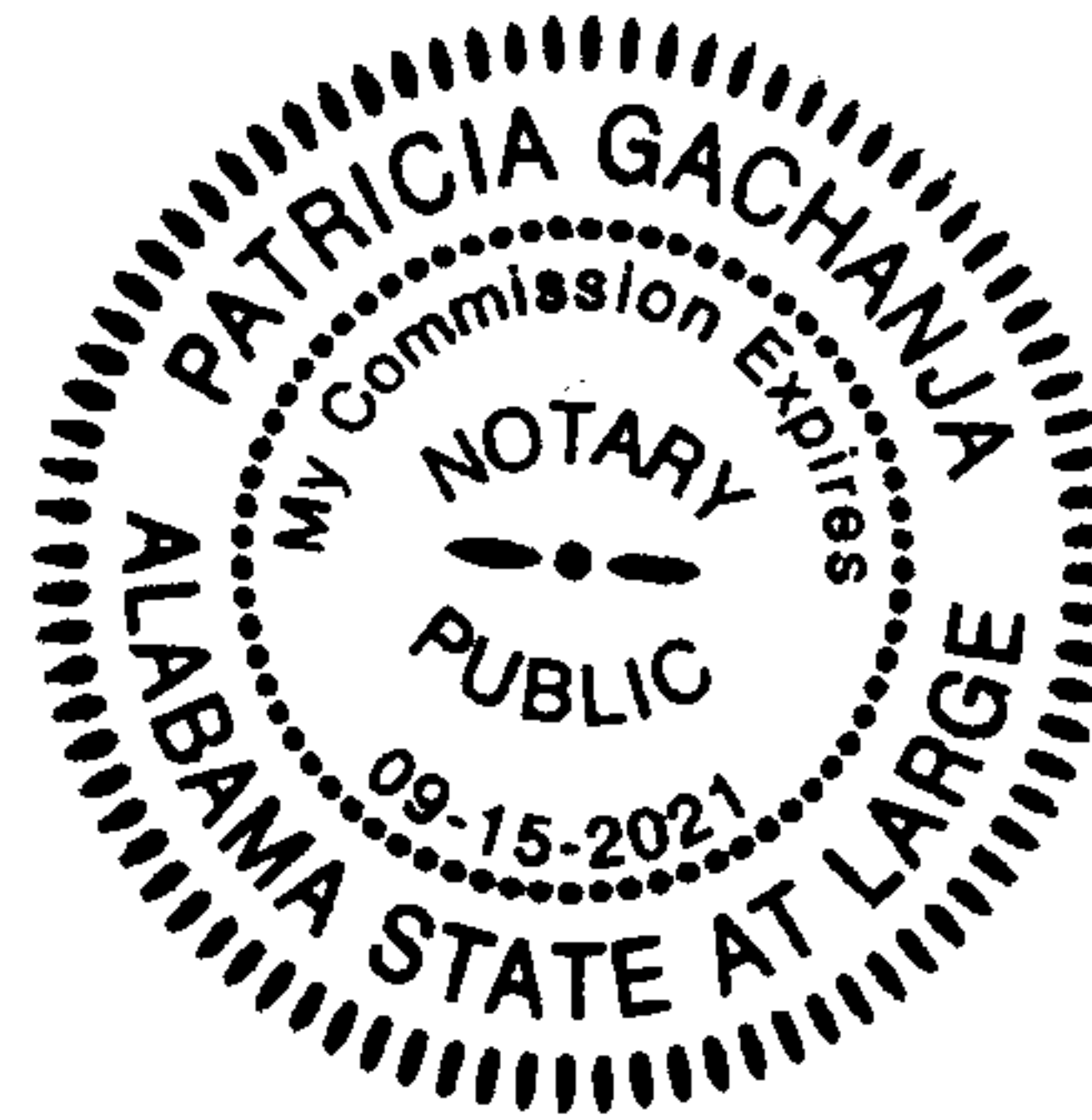
Given under my hand this the 21st day of September, 2018.


Patricia Gachanja

(NOTARY SEAL)

Notary Public
My commission expires: 9/15/2021

This instrument was prepared by:
Lauren Sonnier (AL Bar ID: DUV002)
Law Offices of Lauren Sonnier, PLLC
(without benefit of title search)
P. O. Box 1516
Ocean Springs, MS 39566
228-327-1424




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