

This instrument was prepared by:

Frances Ross Nolan
Nolan Byers, P.C.
The Kress Building
301 19th Street North
Birmingham, AL 35203

SEND TAX NOTICE TO:

LISABETH WOOD GREENE
3201 WOODFORD WAY
BIRMINGHAM, AL 35242

State of Alabama

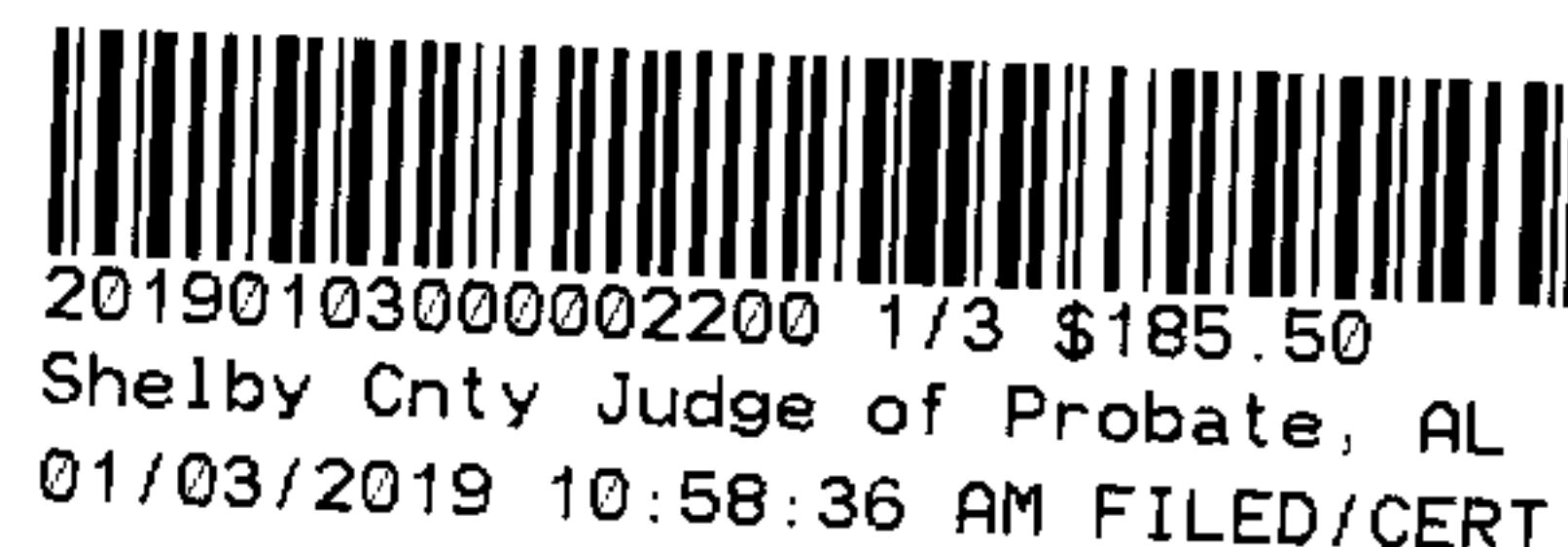
)

)

Jefferson County

)

QUIT CLAIM DEED



KNOW ALL MEN BY THESE PRESENTS,

That for and in consideration of the sum of TEN DOLLARS (\$10.00) and other good and valuable consideration, to the undersigned grantor (whether one or more), in hand paid by the grantee herein, the receipt whereof is acknowledged, I, **CHRISTOPHER MORRIS GREENE**, grant, bargain, sell and convey unto **LISABETH WOOD GREENE** (herein referred to as grantee, whether one or more), real estate located at 3201 WOODFORD WAY, BHAM, AL 35242, which is further described as follows:

LOT 32, Block 8, according to the amended map of Woodford as recorded in Map Book 8, page 51 A, B, C & D in the probate office of Shelby County, Alabama.

Subject to easements, restrictions, covenants and reservations of record, if any.

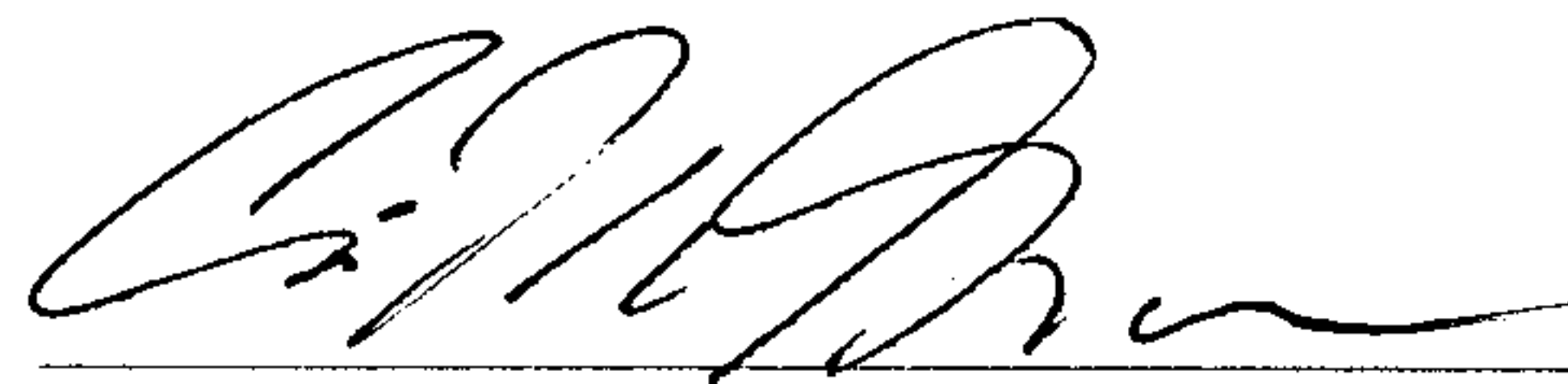
Subject to ad valorem taxes due, if any, and for subsequent years not yet due and payable.

This conveyance was made pursuant to the Parties Marital Settlement Agreement pending Final Judgment of Divorce in the Circuit Court of Shelby County, Alabama, Civil Action No. 58-2018-900713 (HLC).

THIS DEED WAS PREPARED FROM DATA FURNISHED BY THE GRANTOR, NO TITLE EXAMINATION WAS REQUESTED OR UNDERTAKEN, THE PREPARER OF THIS INSTRUMENT HAS NOT REVIEWED THE STATUS OF TITLE ON THIS PROPERTY, HAS NOT BEEN EMPLOYED TO DO SO, AND ACTS ONLY AS THE DRAFTER OF THIS INSTRUMENT.

TO HAVE AND TO HOLD the said above described property unto the said party of the second part, together with all and singular the tenements, hereditaments and appurtenances thereunto belonging or in anywise appertaining and unto her heirs and assigns forever.

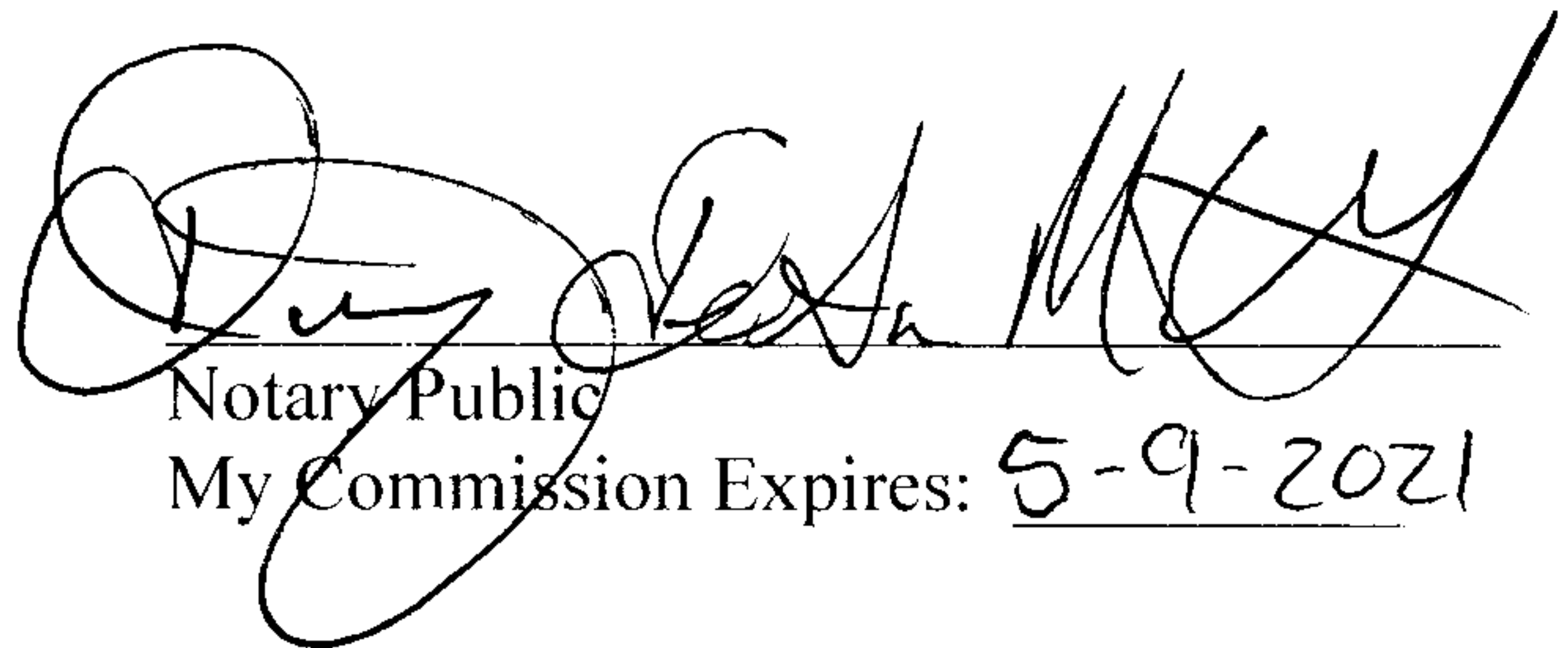
Given under my hand and seal, this 21 day of December, 2018.

 (SEAL)
CHRISTOPHER MORRIS GREENE

State of Alabama)
)
Jefferson County)

I, the undersigned authority, a Notary Public in and for said County, in said State, hereby certify that **CHRISTOPHER MORRIS GREENE**, 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 executed the same voluntarily on the day the same bears date.

Given under my hand and official seal, this 21 day of December, 2018.


Notary Public
My Commission Expires: 5-9-2021


20190103000002200 2/3 \$185.50
Shelby Cnty Judge of Probate, AL
01/03/2019 10:58:36 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
Mailing Address

Chris & Libby Greene
3201 Woodford Way
Bham AL 35242

Grantee's Name
Mailing Address

Lisabeth Greene
3201 Woodford Way
Bham AL 35242

Property Address

3201 Woodford Way
Birmingham, AL
35242

Date of Sale

Total Purchase Price \$

or

Actual Value

\$

or

Assessor's Market Value \$ 328,400 $\frac{1}{2} = 164,200$

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

Print

Sign

(Grantor/Grantee/Owner/Agent) circle one

X Unattested

Karen Nelson
(verified by)

Lisabeth W. Greene

Lisabeth Greene

Form RT-1

20190103000002200 3/3 \$185.50
Shelby Cnty Judge of Probate, AL
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