

This instrument prepared by:

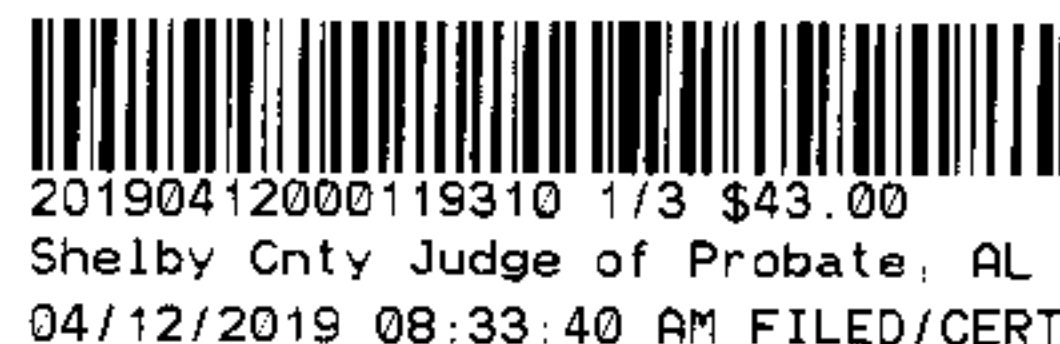
ELLIS, HEAD, OWENS & JUSTICE  
P.O. Box 587  
Columbiana, Alabama 35051

Send Tax Notice to:

Ms. Teresa Dollar  
5448 Highway 47  
Shelby, Alabama 35143

**QUIT CLAIM DEED**

STATE OF ALABAMA     )  
SHELBY COUNTY         )



KNOW ALL MEN BY THESE PRESENTS, That for and in consideration of One and 00/100 Dollar (\$1.00), and other good and valuable consideration, including execution of divorce agreement, in hand paid to the undersigned Grantor, the receipt whereof is hereby acknowledged, the said undersigned, **JIMMY N. DOLLAR**, a married man (herein referred to as Grantor), hereby remises, releases, quit claims, grants, sells, and conveys unto my wife, **TERESA DOLLAR** (herein referred to as Grantee), all his right, title, interest and claim in and to the following described real estate, situated in Shelby County, Alabama, to-wit:

A part of Parcel No. 1, according to Vanderslice Boundary Surveys, as recorded in Map Book 18, Page 105, in the Probate Office of Shelby County, Alabama; being more particularly described as follows:

Begin at the Northwest corner of the Northeast 1/4 of the Northeast 1/4 of Section 5, Township 24 North, Range 15 East, said point being the point of beginning; thence South 08° 03' 51" West, a distance of 577.52 feet; thence North 83° 55' 55" East, a distance of 1162.84 feet to a point on the Westerly right of way line of Shelby County Highway 47, 80 foot right of way; thence North 18° 15' 37" West and along said right of way line, a distance of 297.91 feet; thence North 13° 53' 43" West and along said right of way line a distance of 170.98 feet; thence South 90° 00' 00" West and leaving said right of way line, a distance of 940.90 feet to the point of beginning.

This conveyance is made together with and subject to any and all easements, covenants, restrictions, reservations and rights of way appearing of record and/or affecting the subject property, and including the outstanding mortgage.

The above described property does not constitute any part of the homestead of the Grantor or his spouse.

TO HAVE AND TO HOLD unto the said Grantee forever.

IN WITNESS WHEREOF, I have hereunto set my hand and seal this 21 day of Feb, 2019.

A handwritten signature in cursive script, appearing to read "Jimmy N. Dollar".  
Jimmy N. Dollar

STATE OF ALABAMA     )  
SHELBY COUNTY         )

I, the undersigned authority, a Notary Public in and for said County, in said State, hereby certify that **JIMMY N. DOLLAR**, a married man, 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<sup>st</sup> day of February,  
2019.

Kim M. Foster  
Notary Public  
My Commission Expires: 1-3-23



20190412000119310 2/3 \$43.00  
Shelby Cnty Judge of Probate, AL  
04/12/2019 08:33:40 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 Jimmy N. Dollar  
Mailing Address 840 Overland Road  
Montevallo, Alabama 35115

Grantee's Name Teresa Dollar  
Mailing Address 5448 Highway 47  
Shelby, Alabama 35143

Property Address 5448 Highway 47  
Shelby, Alabama 35143

Date of Sale 2/21/19  
Total Purchase Price \$                     

or  
Actual Value \$                     

or  
Assessor's Market Value \$ 43,720.00 x 1/2 = \$21,860.00



20190412000119310 3/3 \$43.00  
Shelby Cnty Judge of Probate, AL  
04/12/2019 08:33:40 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 ☐ Appraisal  
☐ Sales Contract ☒ Other Property Tax Commissioner  
☐ Closing Statement

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 2-21-19

Print Teresa Vanderslice Dollar

☐ Unattested

Kim M. Foster  
(verified by)

Sign Teresa Vanderslice Dollar  
(Grantor/Grantee/Owner/Agent) circle one

Form RT-1