

This instrument was prepared by:  
Jeff W. Parmer  
Law Offices of Jeff W. Parmer, LLC  
2204 Lakeshore Drive, Suite 125  
Birmingham, Alabama 35209

Send Tax Notice To:  
David K. Williamson  
287 Shaw Lane  
Wilsonville, AL 35186

37230

## Quit Claim Deed

(Title Not Examined - No Opinion Expressed)

STATE OF ALABAMA )  
COUNTY OF ~~JEFFERSON~~ shelby

KNOW ALL MEN BY THESE PRESENTS,

That in consideration of TEN and NO/ Dollars (\$10.00) and other good and valuable consideration to the undersigned Grantor in hand paid by the Grantee herein, the receipt whereof is acknowledged, the undersigned, **IRA Innovations, LLC fbo David K. Williamson, IRA**, (herein referred to as Grantor) does grant, bargain, sell and convey unto **David K. Williamson**, (herein referred to as Grantee) the following described real estate situated in Shelby County, Alabama to-wit:

See Attached Exhibit "A"

Subject to easements and restrictions of record.

Property Address: 287 Shaw Lane, Wilsonville, AL 35186

\$0.00 of the purchase price was paid from a mortgage recorded simultaneously herewith.

TO HAVE AND TO HOLD unto the said Grantee, her heirs and assigns forever.

IN WITNESS WHEREOF, the undersigned has hereto set its hand and seal this 19<sup>th</sup> day of December, 2018.

IRA Innovations, LLC fbo David K. Williamson,  
IRA

Elisha Holmke (L.S.)  
By: Elisha Holmke  
Its Authorized Representative

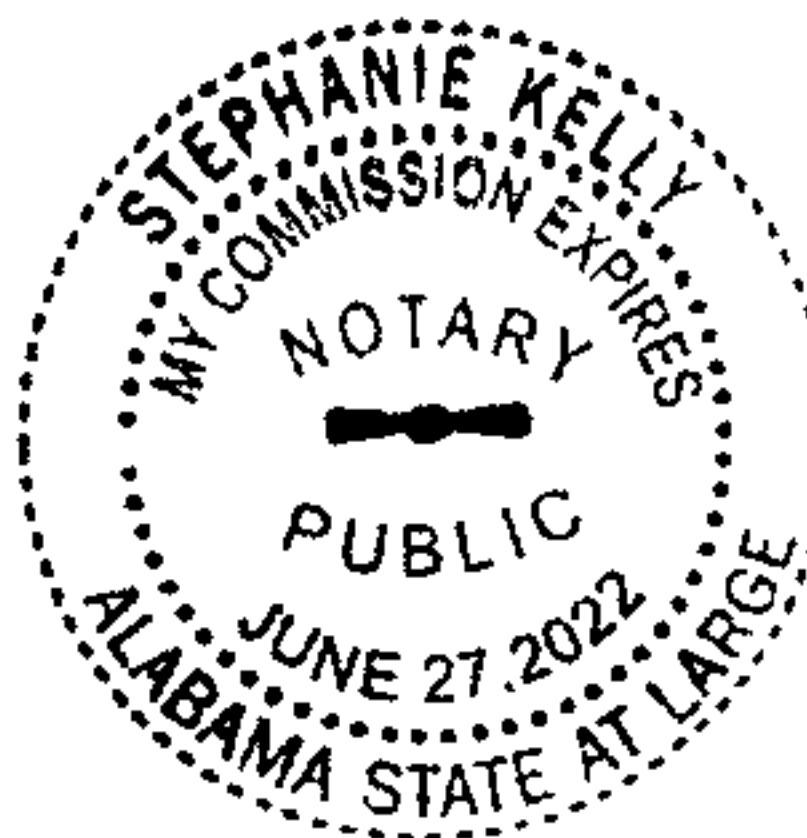
STATE OF Alabama  
COUNTY OF Shelby

I, the undersigned, a Notary Public, in and for said County and State, hereby certify that Elisha Holmke whose name as Authorized Representative of **IRA Innovations, LLC fbo David K. Williamson, IRA** is signed to the foregoing conveyance and who is known to me, acknowledged before me on this day that, he, in his capacity as such Authorized Representative and with full authority, executed the same voluntarily for and as the act of said limited liability company on the same that bears date.

IN WITNESS WHEREOF, I have hereunto set my hand and seal this the 19<sup>th</sup> day of December, 2018.

Stephanie Kelly  
NOTARY PUBLIC

My Commission Expires: 6/27/22



Shelby County, AL 04/24/2019  
State of Alabama  
Deed Tax: \$300.00

## Exhibit A

### Legal Description

Parcel 1 according to the survey of Van Marcus Peacy, PLS 16681, dated November 1, 2007, and being more particularly described as follows:

A parcel of land being situated partly in the Northeast Quarter of Section 6, and in the Northwest Quarter of Section 5, in Township 20 South, Range 1 East; the Southwest Quarter of Section 32 and the Southeast Quarter of Section 31 of Township 19 South, Range 1 East; thence run West along the South line of said Section a distance of 1378.88 feet; thence right 146 degrees 13 minutes 46 seconds a distance of 744.37 feet to the point of beginning; thence left 79 degrees 20 minutes 01 seconds a distance of 127.92 feet; thence right 51 degrees 22 minutes 00 seconds a distance of 644.48 feet; thence right 105 degrees 48 minutes 50 seconds a distance of 390.28 feet; thence left 8 degrees 52 minutes 14 seconds a distance of 253.98 feet; thence right 6 degrees 27 minutes 14 seconds a distance of 215.03 feet; thence right 2 degrees 52 minutes 50 seconds a distance of 509.68 feet; thence right 73 degrees 43 minutes 46 seconds a distance of 209.53 feet; thence left 5 degrees 10 minutes 28 seconds a distance of 229.95 feet; thence left 13 degrees 47 minutes 44 seconds a distance of 63.00 feet; thence right 103 degrees 38 minutes 18 seconds a distance of 178.38 feet; thence left 2 degrees 59 minutes 22 seconds a distance of 670.75 feet; thence right 43 degrees 53 minutes 50 seconds a distance of 64.28 feet; thence left 3 degrees 16 minutes 33 seconds a distance of 225.14 feet; thence left 10 degrees 50 minutes 25 seconds a distance of 98.35 feet; thence left 8 degrees 25 minutes 22 seconds a distance of 95.76 feet to the point of beginning. Situated in Shelby County, Alabama.

# Real Estate Sales Validation Form

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

Grantor's Name IRA Innovations LLC fbo  
David K. Williamson, IRA  
Mailing Address P.O. Box 3160750  
Birmingham, AL 35236

Grantee's Name David K. Williamson  
Mailing Address 287 Shaw Lane  
Wilsonville, AL 35186

Property Address 287 Shaw Lane  
Wilsonville, AL 35186

Date of Sale \_\_\_\_\_  
Total Purchase Price \$ \_\_\_\_\_

or  
Actual Value \$ \_\_\_\_\_

or  
Assessor's Market Value \$ 300,000.00

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 3/29/19

Print DAVID K WILLIAMSON

Unattested

(verified by)

Sign

David K Williamson

(Grantor/Grantee/Owner/Agent) circle one

Form RT-1



20190424000134570 3/3 \$321.00  
Sheiby Cnty Judge of Probate, AL  
04/24/2019 12:38:12 PM FILED/CERT