

This instrument was prepared by:  
Joseph E. Walden, Attorney at Law  
P.O. Box 1610  
Alabaster, AL 35007

Send Tax Notice to:  
Marva Williams  
P.O. Box 973  
Columbiana, AL 35051

### QUITCLAIM DEED

STATE OF ALABAMA }  
SHELBY COUNTY } KNOW ALL MEN BY THESE PRESENTS,

That for and in consideration of Five and no/100 (\$5.00) DOLLARS in hand paid to the undersigned, the receipt whereof is hereby acknowledged, the undersigned **GRANTORS Rollin Thrift**, a married person, **Frederick Thrift**, an unmarried person, **Henry King**, a married person, **Janice Thrift Woodard**, a married person, and **Kimberlia Thrift Duhart**, a married person, hereby grant, remise, release, quitclaim, and convey to **GRANTEE Marva Williams** all their right, title, interest and claim in and to the following described real estate, situated in Shelby County, Alabama attached hereto as "Exhibit A" and made a part hereof as if set out *in haec verba*.

This deed was prepared without the benefit of a title abstract, title examination or survey at grantee's request and is subject to all easements, restrictions and rights of way, reservations, limitations, covenants and encumbrances of record; applicable zoning and subdivision regulations; and mineral and mining rights, if any.

None of the herein conveyed property constitutes any of the homestead property any of the grantors.

**TO HAVE AND TO HOLD**, to said grantee, her heirs and assigns, forever.

Given under my hand and seal, this 22<sup>nd</sup> day of February, 2019.


  
Rollin Thrift

STATE OF South Carolina  
Richland COUNTY

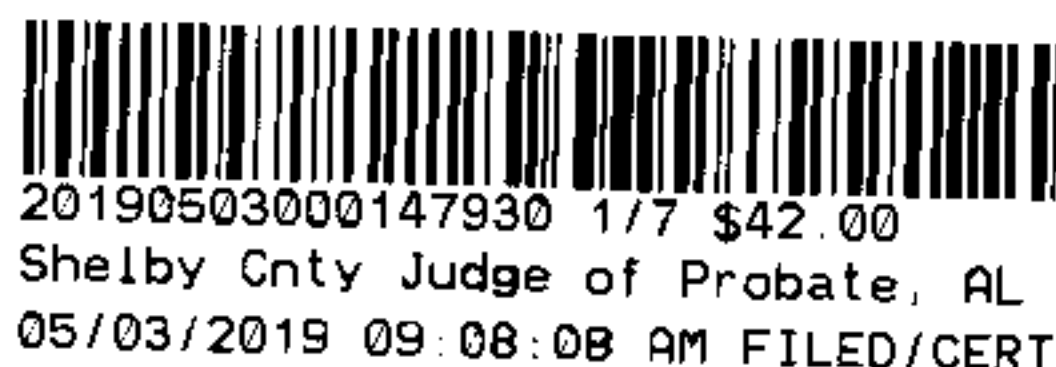
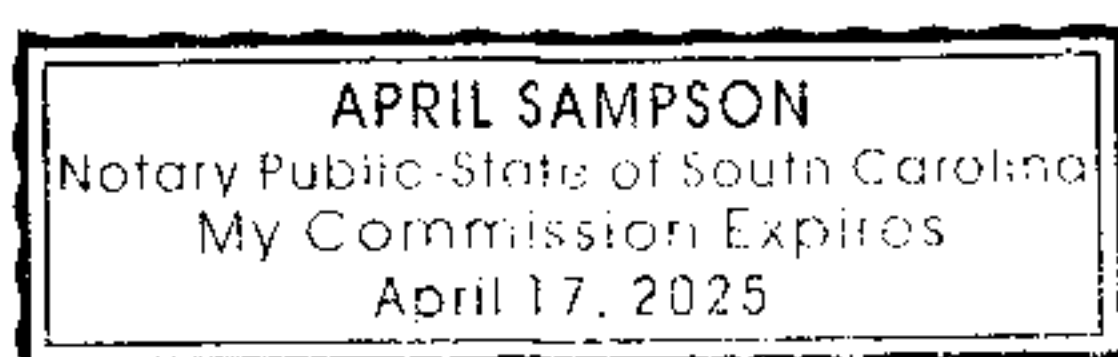
Shelby County, AL 05/03/2019  
State of Alabama  
Deed Tax: \$6.00

I, April Sampson, a Notary Public in and for said County, in said State, hereby certify that **Rollin Thrift**, whose name(s) 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 22<sup>nd</sup> day of February, 2019.

  
Notary Public

4/17/2025  
My Commission Expires:

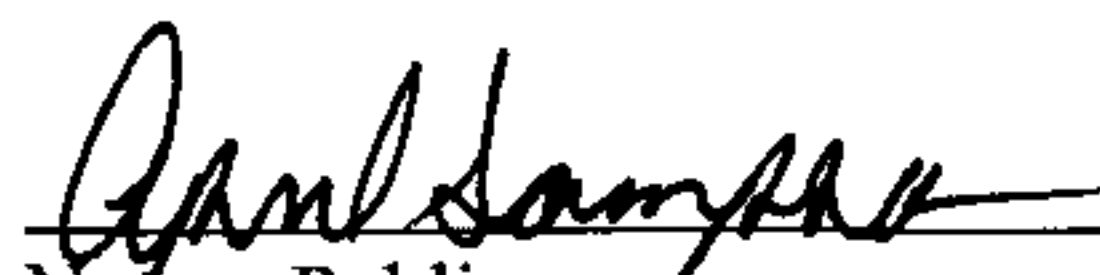


  
Frederick Thrift

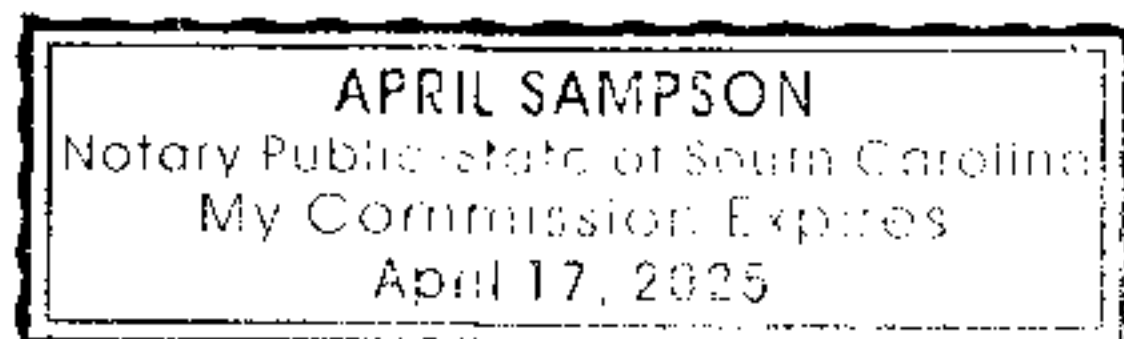
STATE OF South Carolina  
Richland COUNTY

I, April Sampson, a Notary Public in and for said County, in said State, hereby certify that **Frederick Thrift**, whose name(s) 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 22nd day of February, 2019.

  
Notary Public

4/17/2025  
My Commission Expires:



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20190503000147930 2/7 \$42.00  
Shelby Cnty Judge of Probate, AL  
05/03/2019 09:08:08 AM FILED/CERT

Henry King  
Henry King

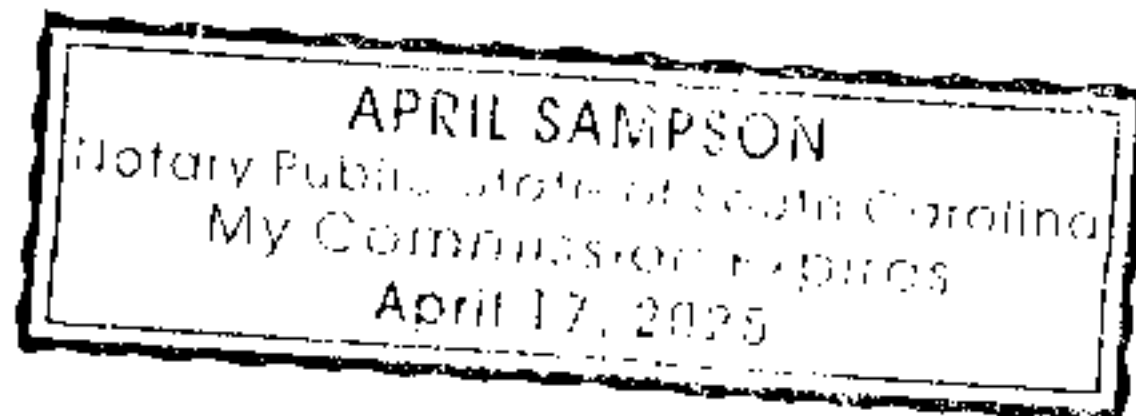
STATE OF South Carolina  
Richland COUNTY

I, April Sampson, a Notary Public in and for said County, in said State, hereby certify that **Henry King**, whose name(s) 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 22nd day of February, 2019.


April Sampson  
Notary Public

4/17/2025  
My Commission Expires:



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20190503000147930 3/7 \$42.00  
Shelby Cnty Judge of Probate, AL  
05/03/2019 09:08:08 AM FILED/CERT

  
Janice Thrift Woodard

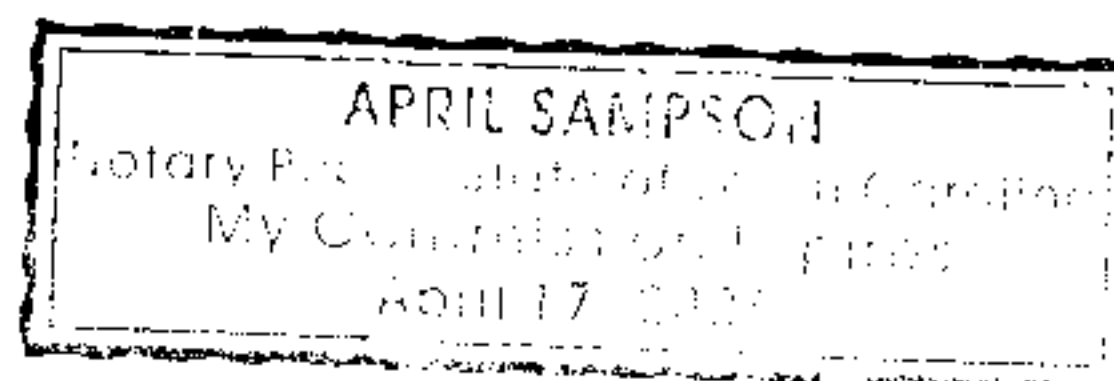
STATE OF South Carolina  
Richland COUNTY

I, April Sampson, a Notary Public in and for said County, in said State, hereby certify that **Janice Thrift Woodard**, whose name(s) 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, she executed the same voluntarily on the day the same bears date.


Given under my hand and official seal this 18<sup>th</sup> day of February, 2019.

  
Notary Public

4/17/2025  
My Commission Expires:



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20190503000147930 4/7 \$42.00  
Shelby Cnty Judge of Probate, AL  
05/03/2019 09:08:08 AM FILED/CERT

*Kimberlia Thrift Duhart*  
Kimberlia Thrift Duhart

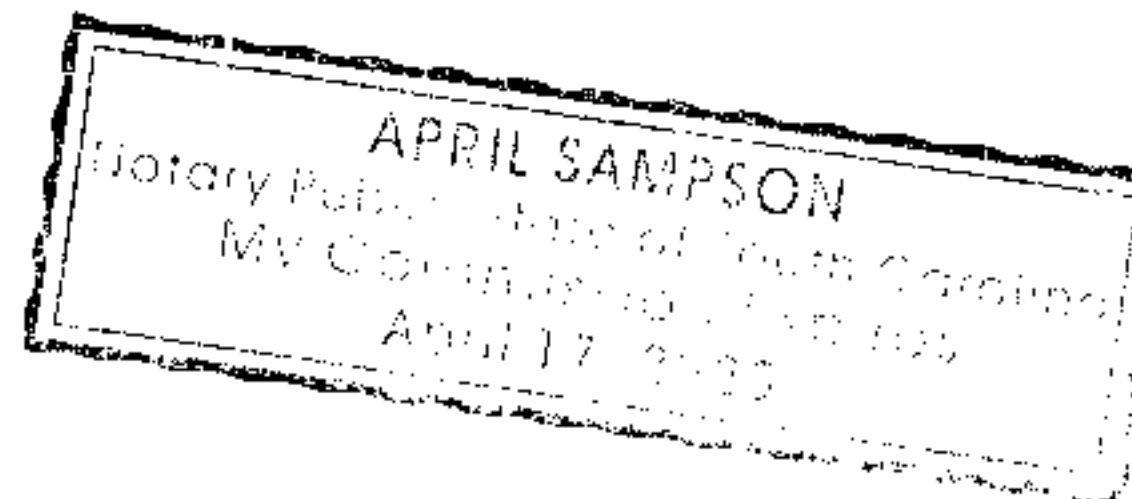
STATE OF South Carolina  
Richland COUNTY

I, April Sampson, a Notary Public in and for said County, in said State, hereby certify that **Kimberlia Thrift Duhart**, whose name(s) 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, she executed the same voluntarily on the day the same bears date.

Given under my hand and official seal this 18<sup>th</sup> day of February, 2019.

*April Sampson*  
Notary Public

4/17/2025  
My Commission Expires:



20190503000147930 517 \$42.00  
Shelby Cnty Judge of Probate, AL  
05/03/2019 09:08:08 AM FILED/CERT



### Exhibit "A"

Being 80 feet west of southeast corner of Lot No. 162 as per W.J. Horsley's Map of Columbiana, Alabama; thence running in a northly direction to L & N R.R. Right of Way thence in a westerly direction along south side of railroad right of way 70 feet; thence in a southerly direction to Depot Street to a point 80 feet from the point of beginning; thence in an easterly direction 80 feet to the point of beginning; situated in lot 162 as per map of town of Columbiana, Shelby County, Alabama. Shelby County Property Tax Commissioner, Parcel Number 21 6 23 4001 024.006.

Also the following described parcel of real property:

That part of Lot Number 148 according to Horseley's map of the town of Columbiana, Alabama described as follows:

Begin at the point of intersection of the eastern margin of Depot Street with the Southern boundary line of the right of way of the L & N Railroad and run thence in a Southeasterly direction along the Northeasterly margin of Depot Street, a distance of 248 feet to a point, run thence in a Northeasterly direction and through the center of a certain well, a distance of 150 feet to the right of way of the L & N Railroad, run thence in a Northwesterly direction along the Southerly margin of said railroad to the point of beginning, situated in the town of Columbiana, Alabama.

Being the same property heretofore conveyed to Gus Nathan and wife, Martha Nathan on June 23, 1932 as shown by deed recorded in Deed Book 93, page 421 in the office of the Judge of Probate of Shelby County, Alabama. Shelby County Property Tax Commissioner, Parcel Number 21 6 23 4001 024.008.

Also the following described parcel of real property:

A part of lot 148, as per W.J. Horsley Survey of Columbiana, Alabama Lot 5, known as the Daniel Wilson lot with 40 feet front running from corner of J.D. Kellys lot, northerly direction across the center of J.D. Kellys well to L & N Right of way. Thence Easterly direction along the L & N right of way 36 ft. Thence southerly direction back to Depot Street. Thence westerly direction back to Depot Street to J.D. Kellys lot 40 feet front. Being in Shelby County, Alabama. Shelby County Property Tax Commissioner, Parcel Number 21 6 23 4001 024.003



20190503000147930 6/7 \$42.00  
Shelby Cnty Judge of Probate, AL  
05/03/2019 09:08:08 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 Rollin Thrift et al.  
Mailing Address c/o Amelia Steindorff  
2100 Southridge PKWY. Suite 200  
Birmingham, AL 35209

Grantee's Name Marva Williams  
Mailing Address P.O. Box 973  
Columbiana, AL  
35057

Property Address 404 Depot St.  
Columbiana, AL  
35057

Date of Sale 5/1/2019  
Total Purchase Price \$

or  
Actual Value \$

or  
Assessor's Market Value \$ 5,679.00

20190503000147930 7/7 \$42.00  
Shelby Cnty Judge of Probate, AL  
05/03/2019 09:08:08 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  
☐ Sales Contract  
☐ Closing Statement

☒ Appraisal  
☒ Other 1/2 Interest in lot per  
+

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 \_\_\_\_\_

Unattested

(verified by)

Print Joseph E. Walden

Sign [Signature]

(Grantor/Grantee/Owner/Agent) circle one

Form RT-