

This instrument was provided by:
Mike Atchison
Attorney at Law, Inc.
P. O. Box 822
Columbiana, Alabama 35051

After recording, return to:

STATE OF ALABAMA,
SHELBY COUNTY

QUITCLAIM DEED

KNOW ALL MEN BY THESE PRESENTS, That for and in consideration of the sum of **ONE DOLLAR AND ZERO CENTS (\$1.00)** and other good and valuable consideration, in hand paid to the undersigned, the receipt whereof is hereby acknowledged, the undersigned, **Timothy Berry**, a single man, hereby remises, releases, quit claims, grants, sells, and conveys to **Tealia Davis** (hereinafter called Grantee), all his right, title, interest and claim in or to the following described real estate, situated in **Shelby** County, Alabama, to-wit:

A part of Lot 148, according to Horsley's Map of Columbiana, more particularly described as follows: Begin at the SE corner of said lot and thence run West along Depot Street 40 feet for a point of beginning; thence run North to the L & N Railroad right of way; thence run West along said railroad right of way 36 feet; thence run South to a point on Depot Street 40 feet West of the point of beginning; thence run East along Depot Street 40 feet to the point of beginning.
LESS AND EXCEPT property sold to State of Alabama in Deed Book 237, Page 500, recorded in Probate Office, Shelby County, Alabama.

Situated in Shelby County, Alabama

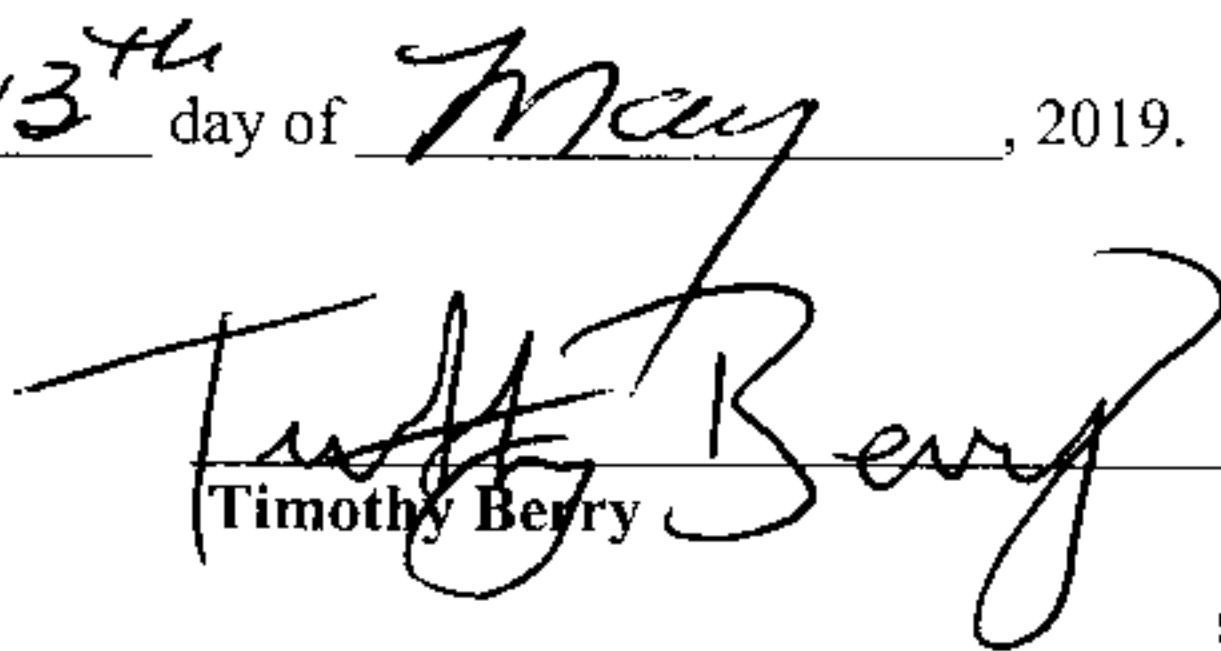
The above described property constitutes no part of the homestead of the Grantor, or spouse, if any.

This Deed was prepared from data furnished by the Grantee. 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 to said GRANTEE forever.

Given under my hand and seal, this 13th day of May, 2019.

20190524000178300 1/2 \$23.00
Shelby Cnty Judge of Probate, AL
05/24/2019 09:47:57 AM FILED/CERT

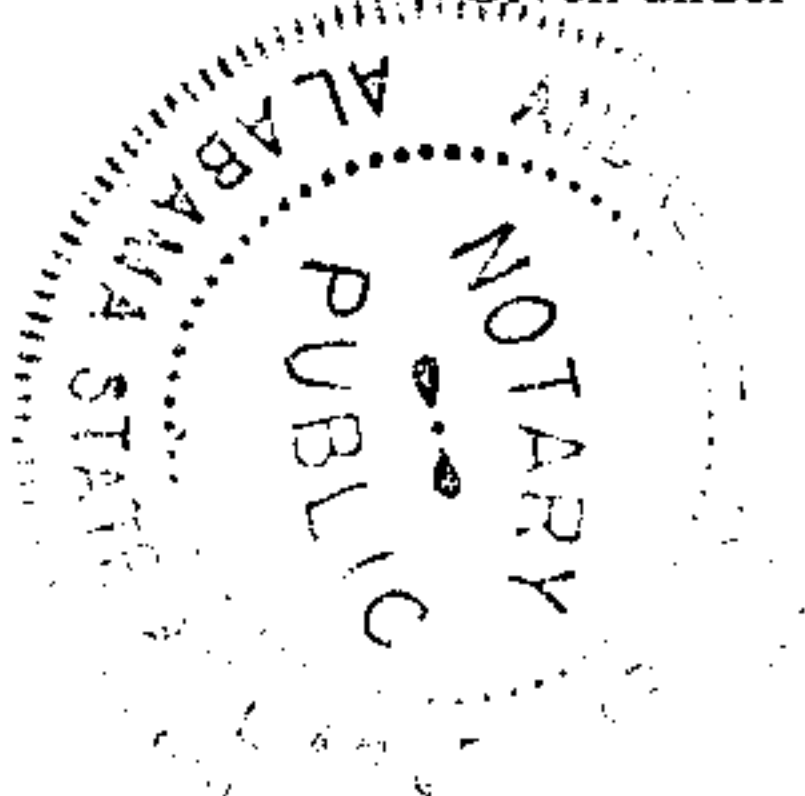

Timothy Berry


Shelby County, AL 05/24/2019
State of Alabama
Deed Tax: \$5.00

STATE OF Alabama
COUNTY OF Shelby

I, Andrew Leakey, the undersigned authority, a Notary Public in and for said County, in said State, hereby certify that **Timothy Berry**, whose name(s) is/are 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/she/they executed the same voluntarily on the day the same bears date.

Given under my hand and official seal this 13th day of May, 2019.




Notary Public
My Commission Expires: 9-15-2019

Real Estate Sales Validation Form

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

Grantor's Name Timothy Berry
Mailing Address _____

Grantee's Name Tealia Davis
Mailing Address 853 Waterford Cove Lane
Calera, AL 35040

Property Address 400 Depot Street
Columbiana, AL 35051

Date of Sale _____
Total Purchase Price \$ _____
or
Actual Value \$ 5,000.00
or
Assessor's Market Value \$ _____

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 termination of interest

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 Mica T Atchison

Unattested _____

Sign Mica T Atchison

Attested by)

(Grantor/Grantee/Owner/Agent) circle one

Form RT-1



20190524000178300 2/2 \$23.00
Shelby Cnty Judge of Probate AL
05/24/2019 09:47:57 AM FILED/CERT