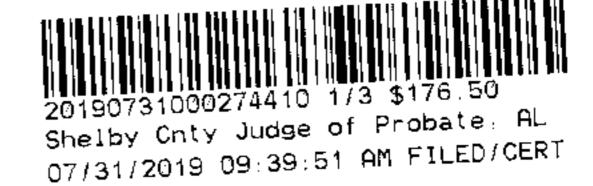
#### QUITCLAIM DEED

SEND TAX NOTICE TO:

Julie Conerly 3214 Garden Walk Birmingham, AL 35242

STATE OF ALABAMA
SHELBY COUNTY



# KNOW ALL MEN BY THESE PRESENTS,

That for and in consideration of the sum of ten 0/100 (\$10.00) Dollars, in hand paid to the undersigned, the receipt whereof is hereby acknowledged, the undersigned hereby releases, quitclaims, grants, sells, and conveys to JULIE CONERLY (hereinafter called Grantee), all right, title, interest and claim in or to the following described real estate, situated in Shelby County, Alabama, to-wit:

Subject to ad valorem taxes for the current year, and subsequent years. Subject to restrictions, reservations, conditions, and easement of record Subject to any prior reservation or conveyance, together with release of damages, of minerals of every kind and character, including but not limited to oil, gas, sand, limestone, and gravel in, on, and under subject property.

### Parcel I:

Lot 48, according to the amended map of Hickory Ridge Subdivision, as recorded in Map Book 11, page 79, in the Probate Office of Shelby County, Alabama; Mineral and mining rights excepted. Less and except the following: A part of Lot 48, of the amended map of Hickory Ridge as recorded in Map Book 11, page 79, in the Office of the Judge of Probate of Shelby County, Alabama; described as follows: Begin at the NW corner of said Lot 48, (said corner is also the NE corner of lot One of Woods and Bends, First Sector, as recorded in Map Book 9, Page 69, in the Office of the Judge of Probate of Shelby County); thence run South along the West line of said Lot 48 a distance of 100.20 feet to a point where said line intersects a fence; thence turn left 163°43'51" and run North along said fence line a distance of 81.20 feet to the NE line of said Lot 48; thence turn 63°53'41" and run NW along the NE line of said Lot 48 a distance of 31.82 feet to the point of beginning; being situated in Shelby County, Alabama.

# Parcel II:

A part of Lot One of Woods and Bends, First Sector, as recorded in Map Book 9, page 69, in the Office of the Judge of Probate of Shelby County, Alabama; described as follows: Commence at the NE corner of said Lot One (said corner is also the NW corner of Lot 48 of the amended map of Hickory Ridge as recorded in Map Book 11, page 79, in the Office of the Judge of Probate of Shelby County); thence run South along the East line of said Lot One a distance of 100.20 feet to the point where said line intersects a fence and the point of beginning; thence continue last course, a distance of 101.56 feet to the SE corner of said Lot One; thence turn right 111° 15'19" and run NW along the SW line of said Lot One a distance of 28.56 feet to a fence; thence turn right 85°00'49" and run NE along said fence a distance of 95.02 feet to the point of beginning.

This conveyance is pursuant to the Final Judgment of Divorce of Shelby County, Case Number DR-2018-900101.00, dated January 3rd, 2019.

TO HAVE AND TO HOLD to said GRANTEE forever.

Conerly 3214 Garden Walk, Birmingham, AL 35242 Quit Claim Deed Page 2 of 2

Given under hand and seal this Gay of March, 2019.

STATE OF ALABAMA

JEFFERSON COUNTY

General Acknowledgement

I, Evila Niele Cockrey

a Notary Public in and for said County, in said State, hereby certify that Gavin T. Conerly 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 executed the same voluntarily on the day the same bears date.

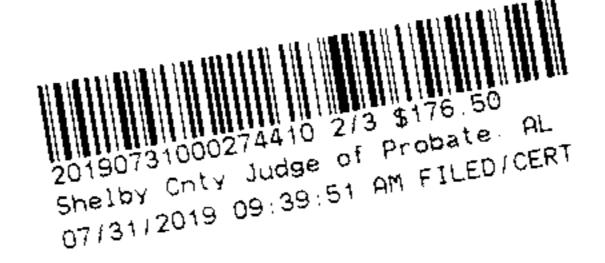
Given under my hand and official seal this Gth day of March, 2019.

ERMANICOLE COCKRELL

My Commission Expires
March 1, 2022

This instrument was prepared by:

BOYD, FERNAMBUCQ, & DUNN, P. C. 4914 Cahaba River Road Birmingham, AL 35243 (205) 930-9000



### Real Estate Sales Validation Form

This	Document must be filed in accord	lance with Code of Alabama 19	75, Section 40-22-1
Grantor's Name	CANIN CONESSY	Grantee's Name	JULIE COHECTY
Mailing Address	ZIZ WILL OW POINT	CIP. Mailing Address	3214 GARDEN WALF
_	B'HAM, AL 35007	·	B' HAM, AL 35242
Property Address	3214 6 ARDEN WA B'HAM, AL 35242	Date of Sale Total Purchase Price or Actual Value	JANUARY 3, 2019 (PARE DINORCE)
		or Assessor's Market Value	\$ 310,600 > \$ 155,300
evidence: (check of Bill of Sale Sales Contract Closing State If the conveyance	e or actual value claimed on those) (Recordation of documents  ment  document presented for recording this form is not required.	ntary evidence is not requir Appraisal Other TAX ACCES	· · ·
	land mailing address - provide the eir current mailing address.	nstructions e name of the person or pe	ersons conveying interest
Grantee's name at to property is being	nd mailing address - provide the group of the conveyed.	ne name of the person or po	ersons to whom interest
Property address	- the physical address of the pa	roperty being conveyed, if a	available.
Date of Sale - the	date on which interest to the p	roperty was conveyed.	
•	ice - the total amount paid for to y the instrument offered for rec		y, both real and personal,
conveyed by the in	e property is not being sold, the astrument offered for record. To or the assessor's current man	his may be evidenced by a	n appraisal conducted by a
excluding current of variety of variety	ded and the value must be deluse valuation, of the property aluing property for property tax of Alabama 1975 § 40-22-1 (h	as determined by the local of purposes will be used and	
accurate. I further	t of my knowledge and belief to understand that any false stat cated in <u>Code of Alabama 197</u>	ements claimed on this for	ed in this document is true and may result in the imposition
Date 5-10-19	<u>7</u>	Print JULIE CONER	2LY
Unattested		Sign Ali O	norte
201907310002744	(varified hy)  10 3/3 \$176 50  ge of Probate AL	(Grantor/Grante	Form RT-1

07/31/2019 09:39 51 AM FILED/CERT