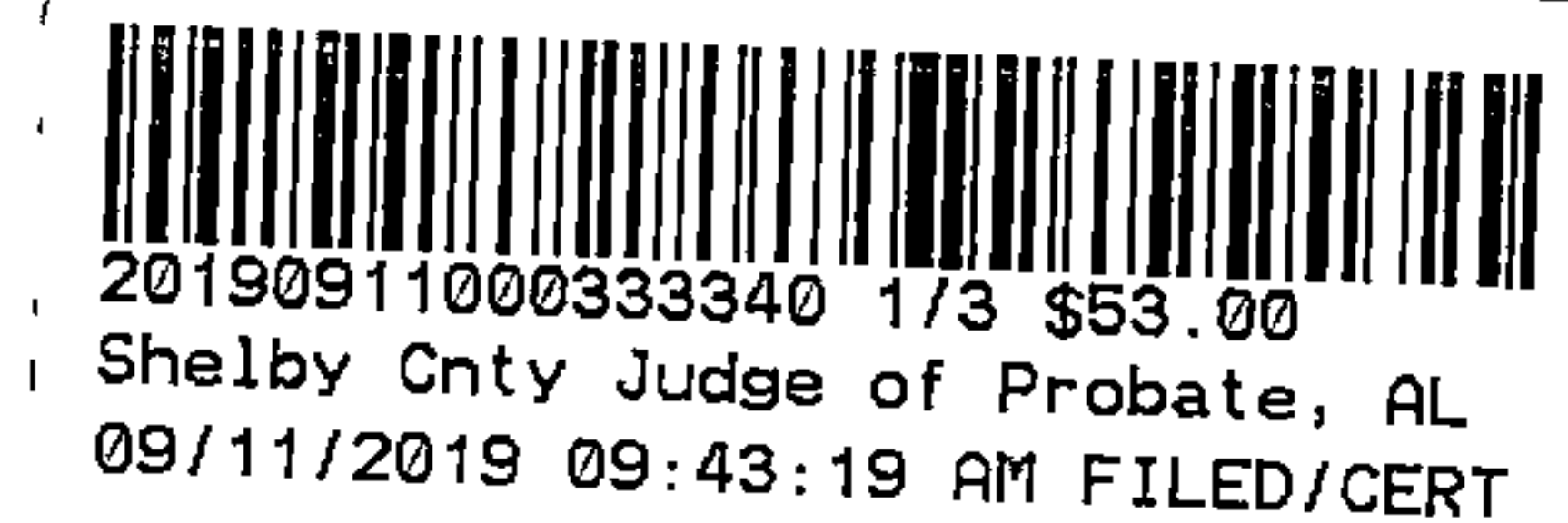


This instrument was prepared by
Frank Steele Jones
FRANK JONES & ASSOCIATES, LLC
500 Southland Drive, Suite 230
Birmingham, Alabama 35226



QUITCLAIM DEED

STATE OF ALABAMA)
) **KNOW ALL MEN BY THESE PRESENTS:**
SHELBY COUNTY)

That in consideration of Twenty-Five Thousand Dollars and No/100 (\$25,000.00), and other good and valuable considerations to the undersigned Grantor, in hand paid by the Grantees herein, the receipt whereof is hereby acknowledged, Jeffrey V. Havercroft, an unmarried man (herein referred to as the Grantors, whether one or more), hereby remise, release, quit claim, grant, sell, and convey unto Charity R. Havercroft (herein referred to as the "Grantees", whether one or more), all his right, title, interest and claim in or to the following described real estate, situated in Shelby County, Alabama, to-wit:

Lot 1, according to the Survey of Fallston Ridge First Sector, as recorded in Map Book 28, page 10 in the Office of the Judge of Probate for Shelby County, Alabama; being situated in Shelby County, Alabama.

\$150,000.00 of the above referenced purchase price was paid for with mortgage(s) executed simultaneously herewith.

Subject to ad valorem taxes for the years 2019, and subsequent years, easements, restrictions, covenants, rights of way, and limitations of record.

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

IN WITNESS WHEREOF, I have hereunto set my hand and seal, this 3rd day of September, 2019.

20190911000333340 09/11/2019

20190911000333340 2/3 \$53.00
Shelby Cnty Judge of Probate, AL
09/11/2019 09:43:19 AM FILED/CERT



Jeffrey V. Havercroft (Seal)

STATE OF ALABAMA

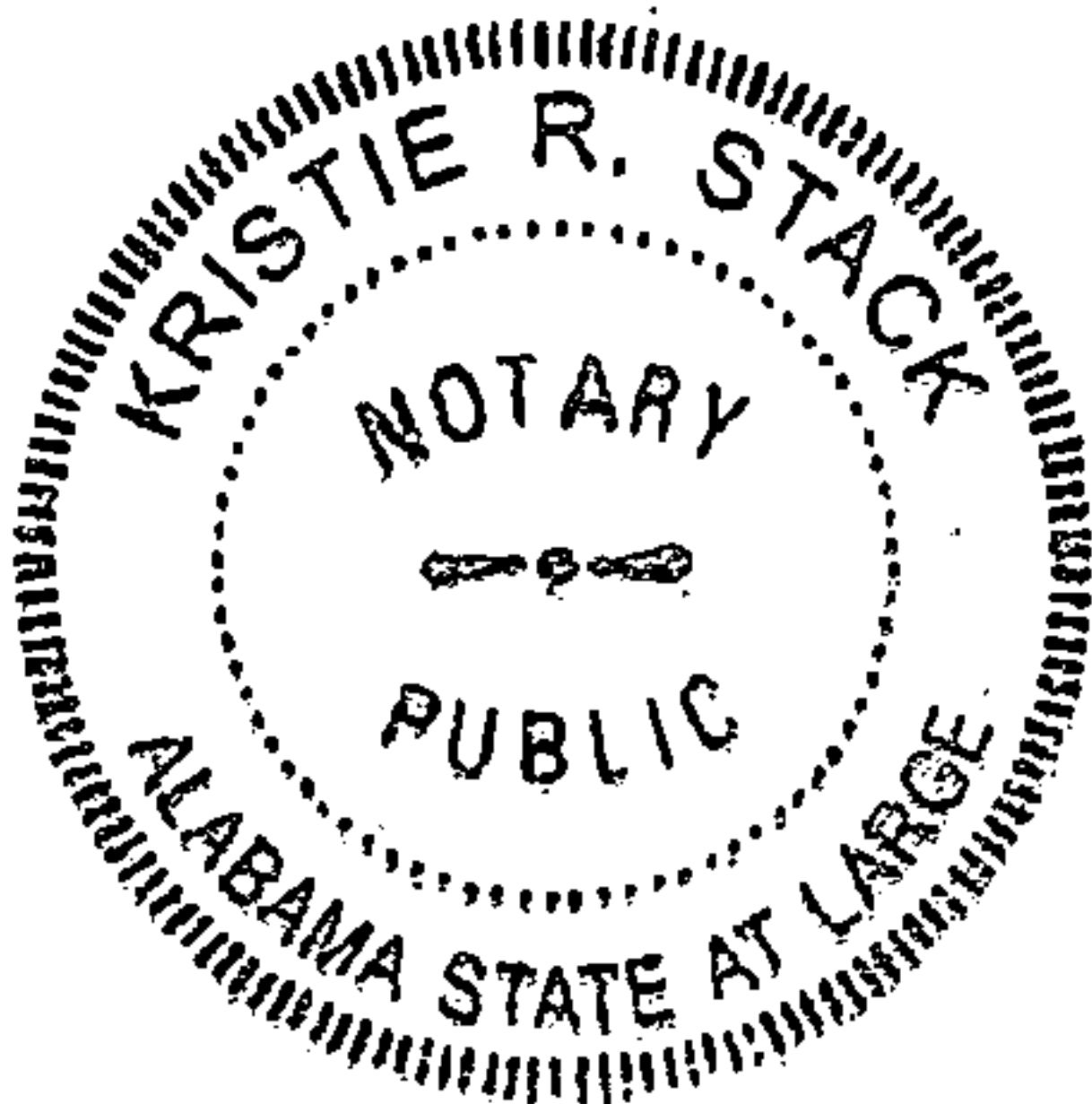
)
) General Acknowledgment
)

Shelby COUNTY

I, Kristie R Stack, a Notary Public in and for said County, in said State, hereby certify that Jeffrey V. Havercroft, 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, she executed the same voluntarily as her own act on the day the same bears date.

Given under my hand and official seal this 3rd day of September, 2019.

(Seal)



Kristie R Stack

Notary Public
My Commission Expires:

Real Estate Sales Validation Form

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

Grantor's Name Jeffrey V. Havercroft
Mailing Address 4018 Falliston Dr.
Helena, AL 35080

Grantee's Name Charity R. Havercroft
Mailing Address 4018 Falliston Drive
Helena, AL 35080

Property Address 4018 Falliston Drive
Helena AL 35080

Date of Sale 9/3/19
Total Purchase Price \$25,000

190911000333340 09/11/2019



20190911000333340 3/3 \$53.00
Shelby Cnty Judge of Probate, AL
09/11/2019 09:43:19 AM FILED/CERT

or
Actual Value \$
or
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

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 9/3/19

Print Suzanna Brooke Deaton

Unattested

Sign

[Signature]
(Grantor/Grantee/Owner/Agent) circle one



20190911000333340 3/3 \$53.00
Shelby Cnty Judge of Probate, AL
09/11/2019 09:43:19 AM FILED/CERT

Form RT-1