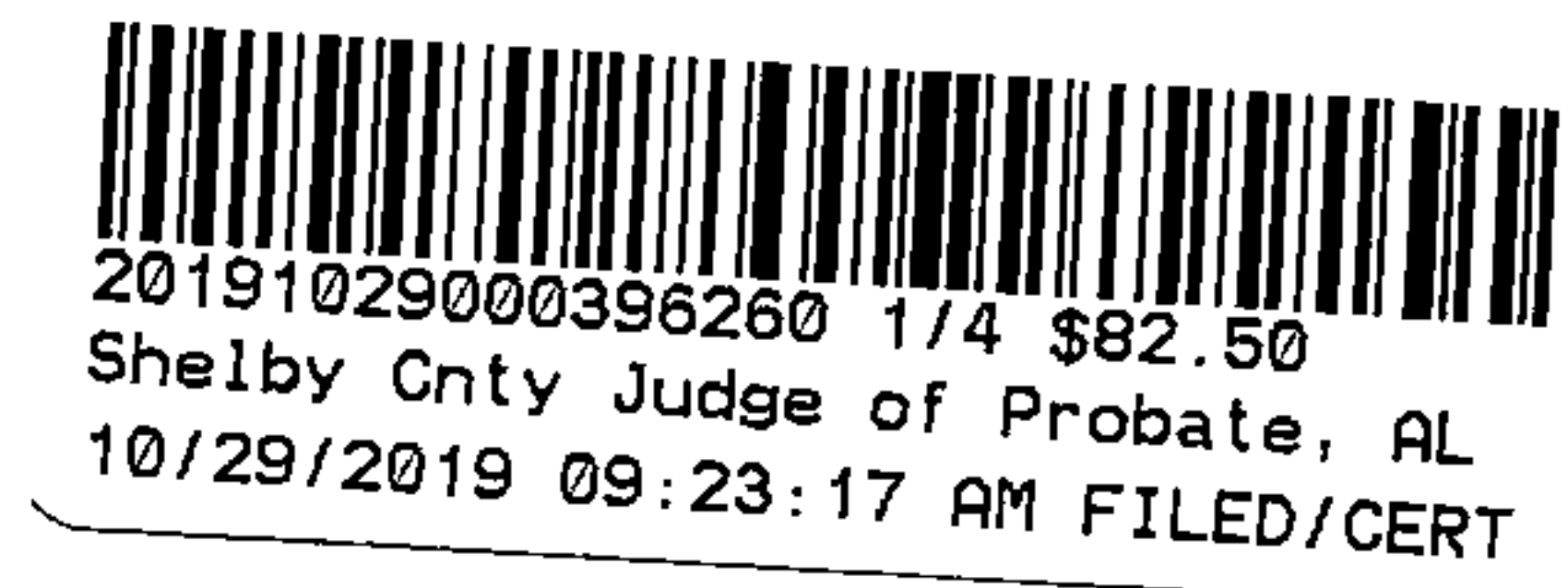


**Prepared By**

Cory Gruber  
168 Stratford Cr  
Pelham, Alabama  
35124

**After Recording Return To**

Tim Gruber  
124 Chestnut LN  
helena, Alabama  
35080



---

Space Above This Line for Recorder's Use

**ALABAMA QUIT CLAIM DEED**

State of Alabama

shelby County

KNOW ALL MEN BY THESE PRESENTS, that for and in consideration of the sum of 1.00 Dollars (\$1.00) and/or other valuable consideration to the below in hand paid to the Grantor(s) known as:

Cory Gruber, a single individual, residing at 168 Stratford Cr, Pelham, Alabama, 35124.

The receipt whereof is hereby acknowledged, the undersigned hereby quit claims and conveys to Tim Gruber and Connie Gruber, a married couple, residing at 124 chestnut LN, Helena, Alabama, 35080 (hereinafter called the "Grantee(s)") as joint tenants, all the rights, title, interest, and claim in or to the following described real estate, situated in shelby County, Alabama, to-wit:

Lot 19A, according to the Survey of Resurvey of Lots 12, 13, 14, 15, 16, 17, 18, 19, 20, 21, and 22, recreational Area, Davenport Addition to Riverchase West, Sector 2 as recorded in Map Book 8, Page 40 in Probate office of Shelby County, Alabama.

**To have and to hold**, the same together with all and singular the appurtenances thereunto belonging or in anywise appertaining, and all the estate, right, title, interest, lien, equity and claim whatsoever for the said first party, either in law or equity, to the only proper use, benefit and behoof of the said second party forever.

Grantor's Signature Cory Gruber Date October 28 2019  
Print Name: Cory Gruber  
Address: 168 Stratford Cr, Pelham, Alabama, 35124

State of Alabama)

County of Jefferson)

I, the undersigned, a Notary Public in and for said County, in said State, hereby certify that CORY GRUBER whose names are signed to the foregoing instrument, and who is known to me, acknowledged before me on this day that, being informed of the contents of the instrument, they, executed the same voluntarily on the day the same bears date.

Given under my hand this 28 day of October, 2019


Sheila Shunnarah (SEAL)  
Notary Public

SHEILA SHUNNARAH  
Notary Public  
Alabama State at Large

20191029000396260 2/4 \$82.50  
Shelby Cnty Judge of Probate, AL  
10/29/2019 09:23:17 AM FILED/CERT

**My Commission Expires**  
**November 20, 2021**

My Commission Expires: \_\_\_\_\_

  
20191029000396260 3/4 \$82.50  
Shelby Cnty Judge of Probate, AL  
10/29/2019 09:23:17 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 CORY GRUBER  
Mailing Address 1108 Stratford CR  
Pelham AL 35124

Grantee's Name TIM and CONNIE GRUBER  
Mailing Address 124 CHESTNUT LN  
HELENA AL  
35080

Property Address 623 Mountain Laurel Ct  
HOOVER AL 35244

Date of Sale 10/26/19  
Total Purchase Price \$ 154,000.00

Shelby County, AL 10/29/2019  
State of Alabama  
Deed Tax: \$51.50


or  
Actual Value \$

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

  
20191029000396260 4/4 \$82.50  
Shelby Cnty Judge of Probate, AL  
10/29/2019 09:23:17 AM FILED/CERT

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 10/28/19

Print Connie Gruber

☐ Unattested

  
(verified by)

Sign



(Grantor/Grantee/Owner/Agent) circle one

Form RT-1