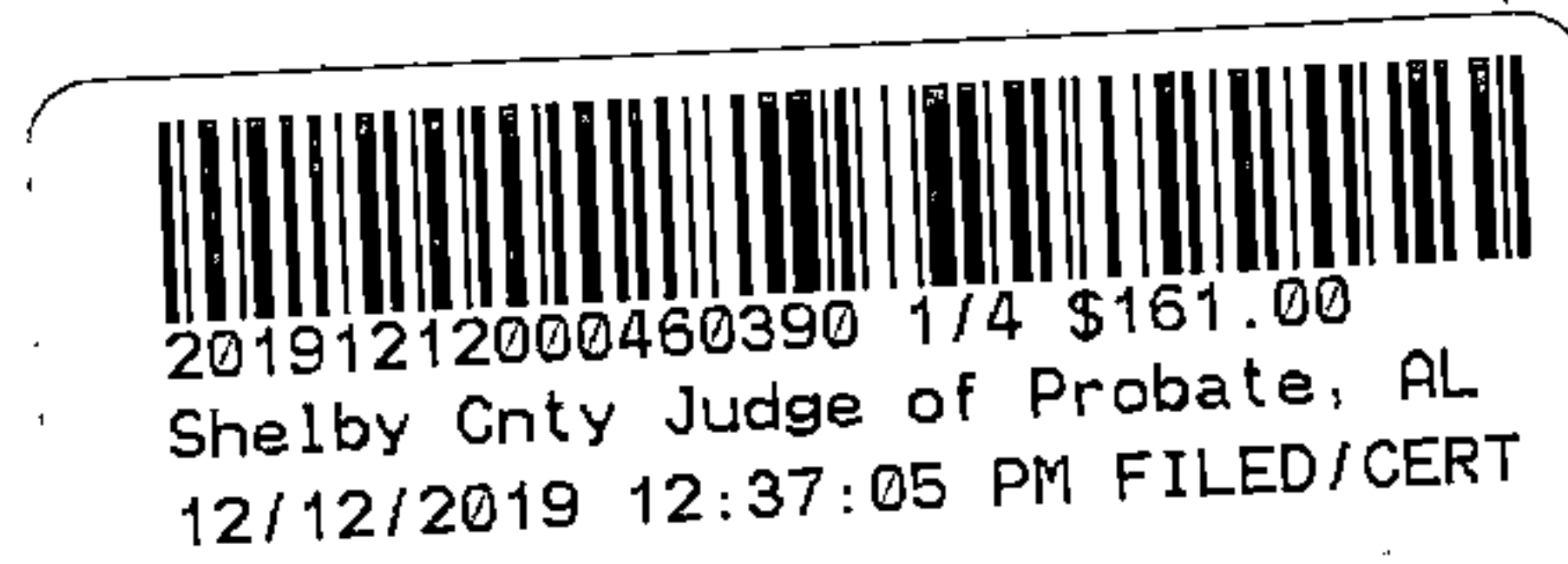


Prepared By  
Name: Angel Harrison  
Address: 549 Mobile Avenue  
Trussville, Alabama 35173

After Recording Return To  
Name: Dynamic Management Group LLC  
Address: 3569 Pelham Parkway Suit 11  
Pelham, AL 35124



Space Above This Line for Recorder's Use

**ALABAMA QUIT CLAIM DEED**

**STATE OF ALABAMA**  
**SHELBY COUNTY**

Know all men by these presents, that in consideration of **Ten Dollar and No/100 (\$10.00)** to the undersigned grantor or grantors in hand paid by the GRANTEES herein, the receipt whereof is acknowledged, we, **Scott's Jewelry & Pawn Inc.** (herein referred to as GRANTORS) do grant, bargain, sell and convey unto **Dynamic Management Group LLC** (herein referred to as GRANTEES), the following described real estate situated in **Shelby County, Alabama**, to wit:

From the Southeast corner of the NE ¼ of NE ¼ of Section 35, Township 20 South, Range 3 West, run westerly along the South line of said ¼-1/4 section 217.10 feet, more or less, to the right of way of U.S. Highway No. 31, this being the point of beginning of property herein described; thence continue westerly on same course 82.88 feet to the east right of way of the L&N Railroad; thence turn right an angle of 96 degrees 34 minutes and run northeasterly along said right of way 164.70 feet; thence turn right an angle of 90 degrees 00 minutes and run easterly 88.65 feet, more or less, to the West right of way of U.S. Highway No. 31; thence run southwesterly along said right of way 153.0 feet, more or less, to the point of beginning. This being a part of the NE ¼ of NE ¼ of Section 35, Township 20 South, Range 3 West.

There is reserved in favor of John A. Hines, Jr., his lessees, heirs and assigns forever, and easement for the location and maintenance of the existing septic reservoir located on said property and an easement and right of way for pipelines and transmission devises running thereto at the location upon which the same are now located, together with the right of access to said easements for the purpose of maintenance thereof.

TO HAVE AND TO HOLD Unto the said GRANTEES, his her or their heirs and assigns forever.

And I (we) do for myself (ourselves) and for my (our) heirs, executors, and administrators covenant with the said GRANTEES, their heirs and assigns, that I am (we are) lawfully seized in fee simple of said premises; that they are free from all encumbrances, unless otherwise noted above; that I (we) have a good right to sell and convey the same as aforesaid; that I (we) will and my (our) heirs, executors and administrators shall warrant and defend the same to the said GRANTEES, their heirs and assigns forever, against the lawful claims of all person

  
Teresa Scott

  
Justin Scott

WITNESS

  
Angel Harrison

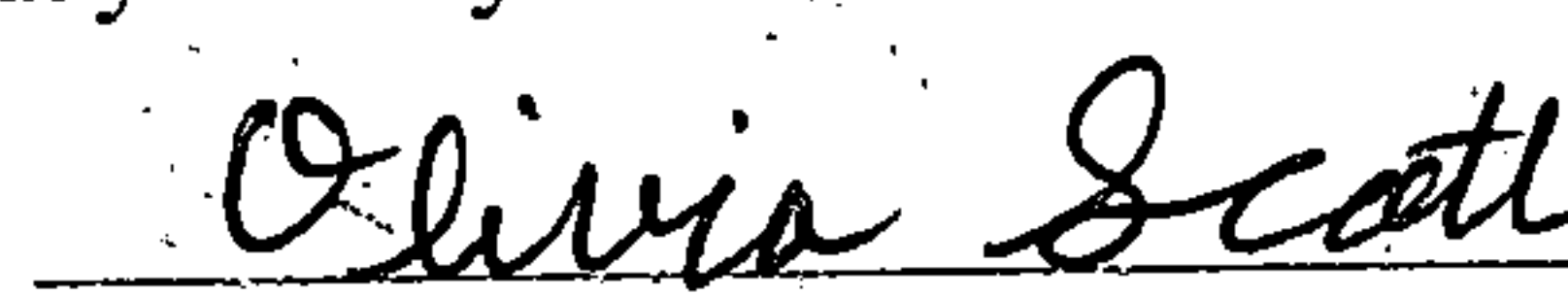
WITNESS

  
Angel Harrison

**STATE OF ALABAMA)**  
**COUNTY OF SHELBY)**

I, the undersigned, a Notary Public in and for said County, in said State, hereby certify that Teresa Scott & Justin Scott 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 14th day of May 2019.

  
Notary Public  
My Commission Expires: July 5, 2020



# ALABAMA NOTARY ACKNOWLEDGMENT

THE STATE OF ALABAMA



20191212000460390 2/4 \$161.00  
Shelby Cnty Judge of Probate, AL  
12/12/2019 12:37:05 PM FILED/CERT

Shelby, COUNTY

I, Olivia Scott, a Notary Public, hereby certify that

Teresa Scott, whose name is signed to the

foregoing instrument or 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.

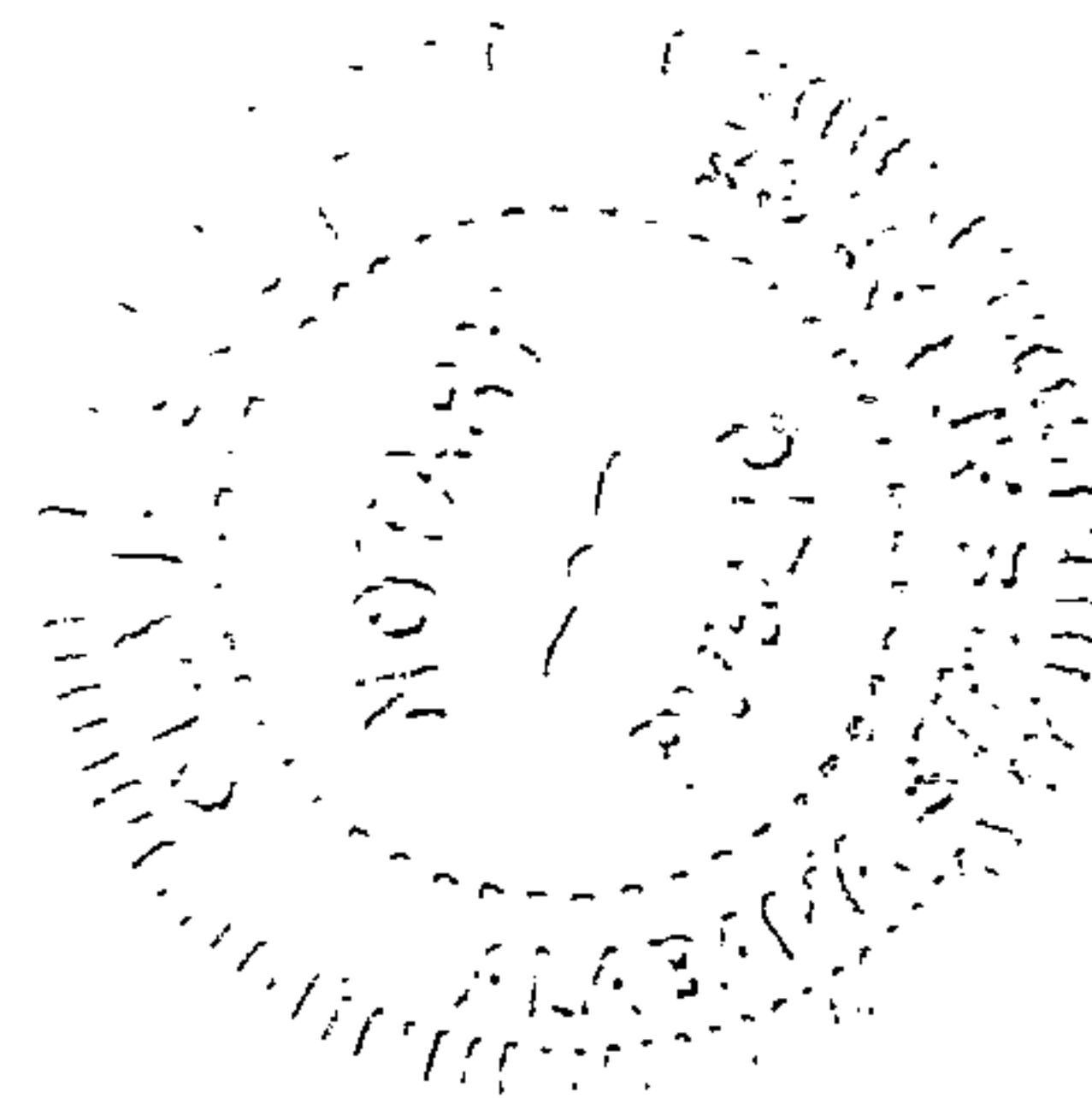
Given under my hand this 14<sup>th</sup> day of May, A. D. 2019.

Olivia Scott

Notary Public

Print Olivia Scott

My commission expires: July 5, 2020



# ALABAMA NOTARY ACKNOWLEDGMENT

THE STATE OF ALABAMA



20191212000460390 3/4 \$161.00  
Shelby Cnty Judge of Probate, AL  
12/12/2019 12:37:05 PM FILED/CERT

Shelby, COUNTY

I, Olivia Scott, a Notary Public, hereby certify that

Justin Scott, whose name is signed to the

foregoing instrument or 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.

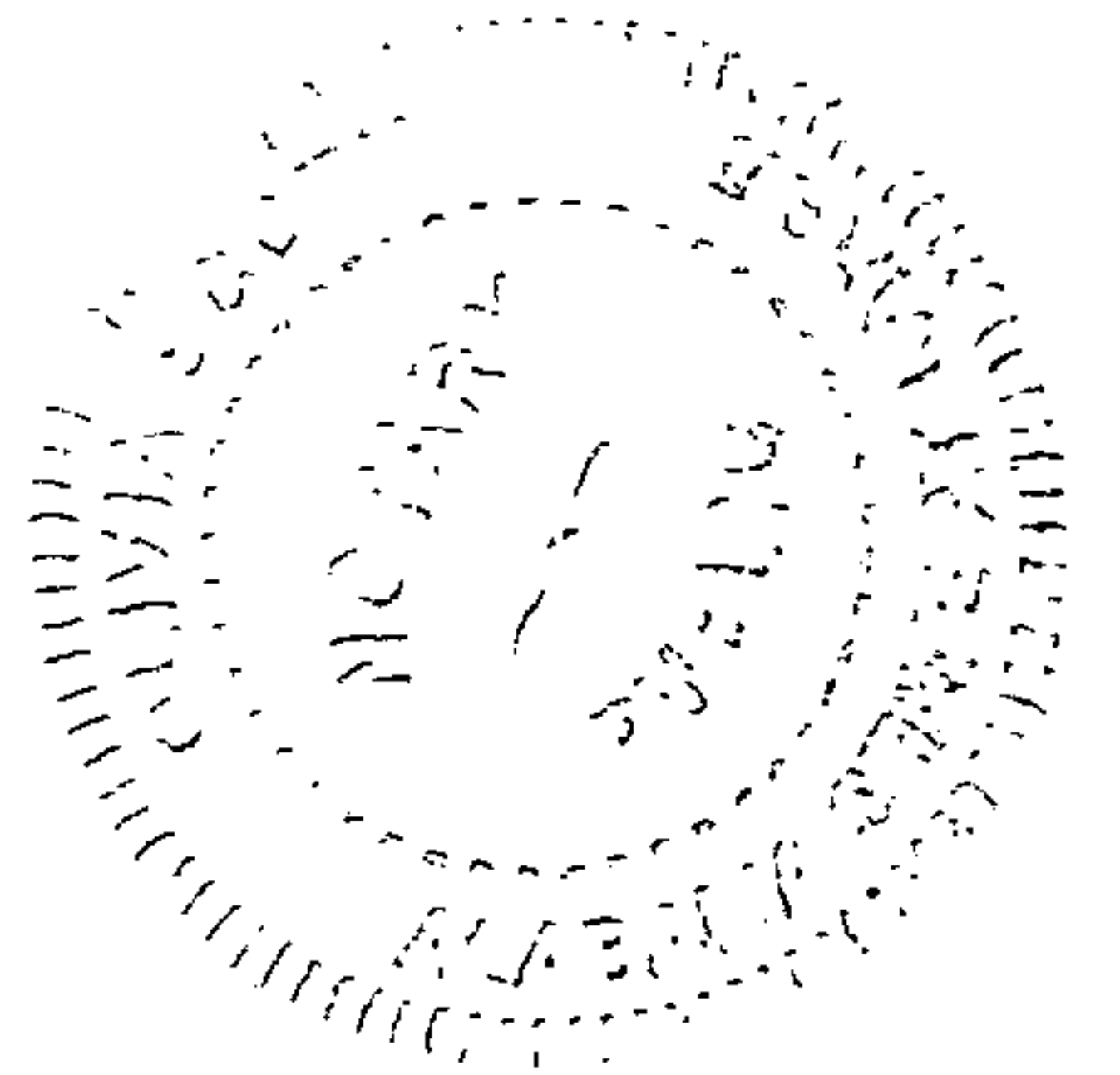
Given under my hand this 14<sup>th</sup> day of May, A. D. 2019.

Olivia Scott

Notary Public

Print Olivia Scott

My commission expires: July 5, 2020





# Real Estate Sales Validation Form

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

Grantor's Name Scotts Jewelry & Pawn Inc  
Mailing Address 273 1st Street N  
Alabaster AL 35007

Grantee's Name Dynamic Management Group  
Mailing Address PO Box 1928  
Alabaster AL 35007

Property Address 1003 1st St N  
Alabaster AL 35007

Date of Sale \_\_\_\_\_  
Total Purchase Price \$ \_\_\_\_\_

or  
Actual Value \$ \_\_\_\_\_

or  
Assessor's Market Value \$ 129,800

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 12-12-19

Print Justin Scott

Unattested

Sign

(verified by)

(Grantor/Grantee/Owner/Agent) circle one



20191212000460390 4/4 \$161.00  
Shelby Cnty Judge of Probate, AL  
12/12/2019 12:37:05 PM FILED/CERT

Form RT-1