

*THIS INSTRUMENT IS BEING RE-RECORDED TO CORRECT THE MARITAL STATUS OF THE GRANTOR AND
ADD THE PAGE NUMBER TO THE LEGAL*

QUITCLAIM DEED -

20200514000191190
05/14/2020 11:04:30 AM
CORDEED 1/2

STATE OF ALABAMA,

Shelby COUNTY

KNOW ALL MEN BY THESE PRESENTS, That for and in consideration of the sum of

one dollars and other good and Valuable Consideration

In hand paid to the undersigned, the receipt whereof is hereby acknowledged, the under-

signed

Sherene Hedgepeth

* A MARRIED WOMAN

hereby remises, releases, quit claims, grants, sells, and conveys to

Max Brown

(hereinafter called Grantee), all right, title, interest and claim in or to the fol-

lowing described real estate, situated in Shelby County, Alabama, to-wit:

the following described real estate, to-wit:
Lot 10 in Block 2, according to Thomas' Addition to the Town of Aldrich,
Map of which is recorded in the Office of the Probate Judge of Shelby
County, Alabama, on February 23, 1944, in Map Book No. 3, and containing
1.35 acres, more or less, and being also known as dwelling house No. 21
of the former Montevallo Coal Mining Company at Aldrich, Alabama, Subject
to easement for light, power, and telephone lines and poles as shown on
said Map and water rights or pipes as now situated, located in Shelby
County, Alabama.

*PAGE 52

TO HAVE AND TO HOLD to said GRANTEE forever.

Given under my hand and seal, this 17 day of March 2016

Sherene Hedgepeth

(SEAL)

(SEAL)

(SEAL)

(SEAL)

STATE OF Alabama

COUNTY OF Shelby

I, the undersigned authority, a

in and for said County, in said State, hereby certify that

Stephen May Brown

whose name is assigned to the foregoing conveyance, and who known to me,

acknowledged before me on this day, that, being informed of the contents of the convey-

ance, executed the same voluntarily on the day the same bears date.

Given under my hand and official seal this 17th day of March 2016

[Signature]
Notary Public
M. C. E. 12/18/18

This instrument was prepared by

Name

Address

Shelby County, AL 03/21/2016
State of Alabama
Deed Tax: \$32.50

*THE PROPERTY HEREIN CONVEYED
DOES NOT CONSTITUTE THE
HOMESTEAD OF THE GRANTOR, NOR
THAT OF HER SPOUSE, NEITHER
IS IT CONTIGUOUS THERETO.

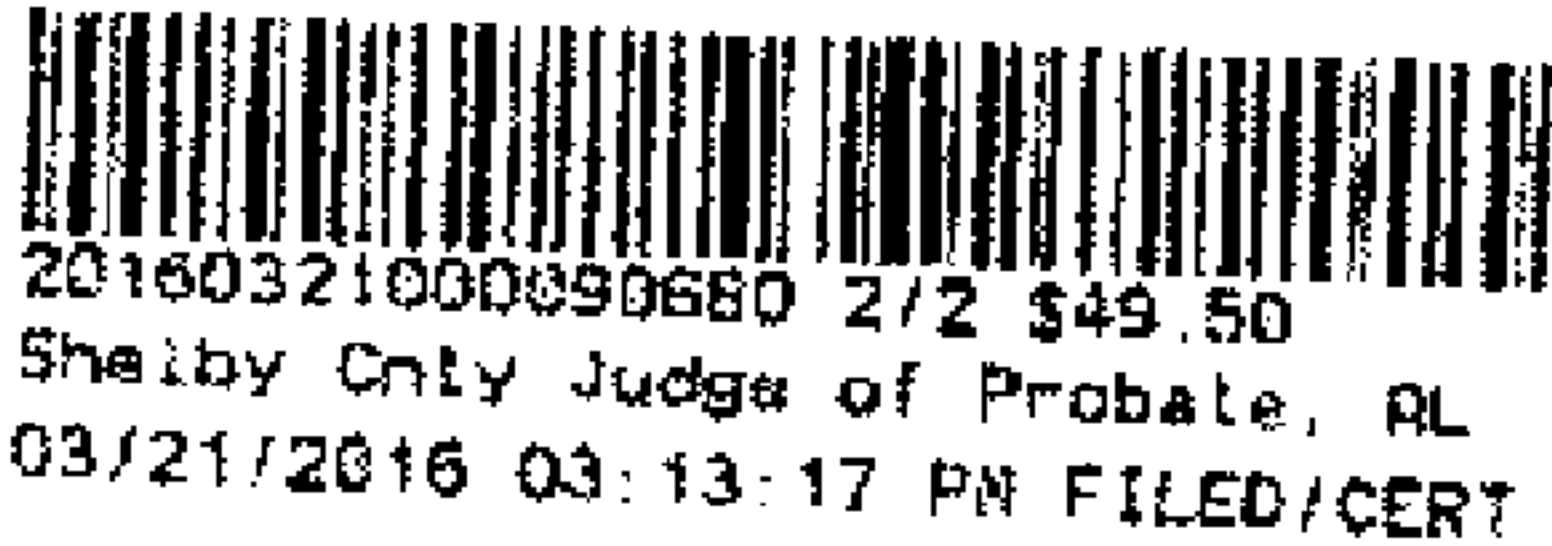
Real Estate Sales Validation Form

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

Grantor's Name Sheena Hodgepath
 Mailing Address 1282 Hwy 10
Montevallo AL 35115
 Property Address _____

Grantee's Name Max Brown
 Mailing Address 120 Reach Circle
Abbeville AL 35007

Date of Sale 3/17/16



Total Purchase Price \$ _____

or _____

Actual Value \$ _____

or _____

Assessor's Market Value \$ 32,330.00

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

☐ Tax Assessors's Appraised Market Value

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).

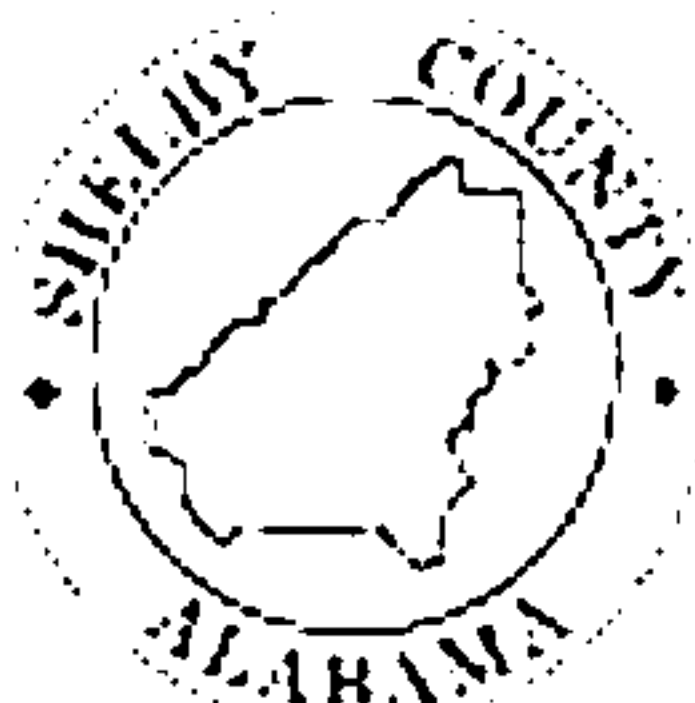
Date 3-17-16

Print MAX BROWN

Unattested

(verified by)

Sign Max Brown



Filed and Recorded
 Official Public Records
 Judge of Probate, Shelby County Alabama, County
 Clerk
 Shelby County, AL
 05/14/2020 11:04:30 AM
 \$26.00 JESSICA
 20200514000191190

Allen S. Bayl

Form RT-1