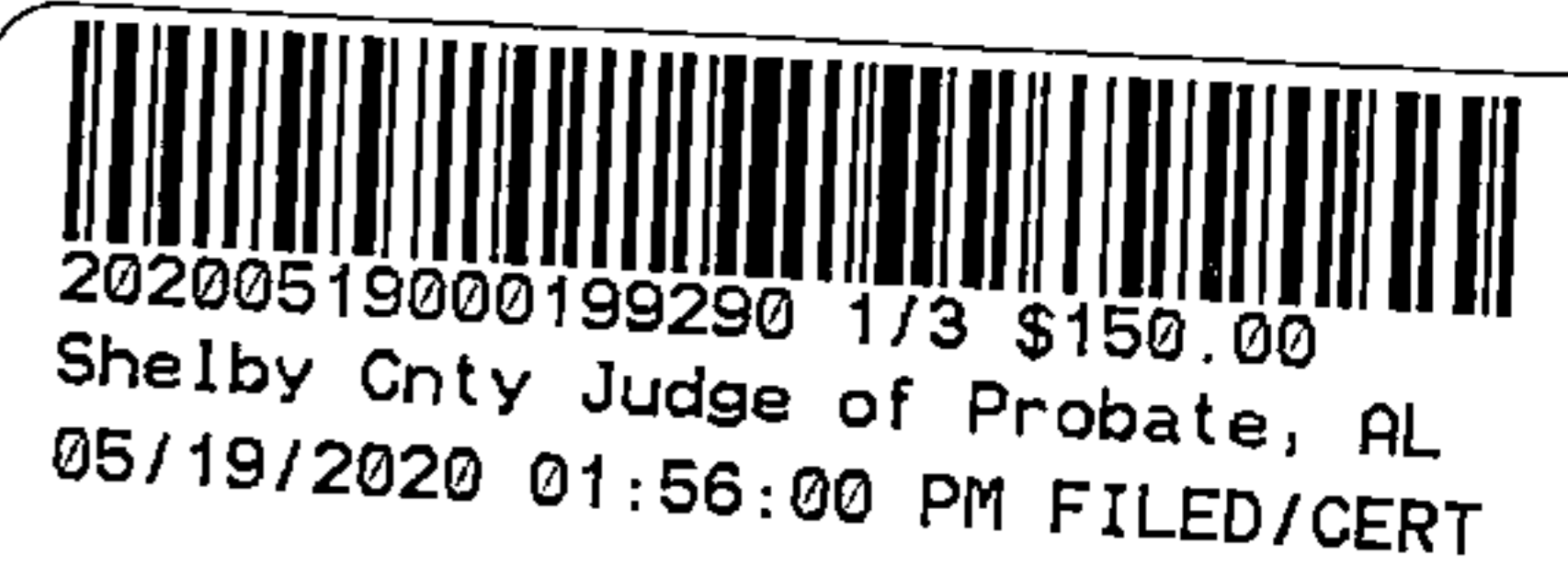


STATE OF ALABAMA )

SHELBY COUNTY )



**QUIT CLAIM DEED**

KNOW ALL MEN BY THESE PRESENTS, between the parties, that in consideration of One and 00/100 (\$1.00) and other good and valuable consideration, the undersigned Grantor, in hand paid by the Grantee herein, the receipt of which is acknowledged, a Wife, **NICOLE HOROWITZ**, (hereinafter referred to as Grantor), do hereby release, quitclaim, grant, sell and convey to the Husband, **KEITH STACEY HOROWITZ**, (hereinafter referred to as Grantee), all their right, title, interest, and claim in or to the following described real estate, and improvements, located at 855 Fox Valley Farms Road, Alabaster, AL 35114, situated in Shelby County, Alabama, to-wit:

**Begin at the Southeast corner of Section 32, Township 20 South, Range 3, West, Thence run North along the East boundary line of the said Section 32, Township 20 South, Range 3 West for 200.18 feet; thence turn an angle of 92 degrees, 10 minutes to the left and run Southwesterly 189.55 feet; thence turn an angle of 5 degrees, 43 minutes to the left and run Southwesterly 262.08 feet; thence turn an angle of 70 degrees, 22 minutes to the left and run Southwesterly 145.95 feet to a point on the South boundary line of Section 32, Township 20 South, Range 3 West; thence turn an angle of 100 degrees, 04 minutes to the left and run East along the South boundary line of Section 32, Township 20 South, Range 3 West for 478.95 feet to the point of beginning.**

**This being a part of the SE ¼ of the SE ¼ of Section 32, Township 20 South, Range 3 West.**

**AND**

**Begin at the Northeast corner of the NE ¼ of NE ¼ of Section 5, Township 21, Range 3 West and run thence West along the North line of said ¼ - ¼ section a distance of 480 feet; thence South and parallel with the West line of said ¼ - ¼ section a distance of 454 feet; thence East and parallel with the North line of said ¼ ¼ section a distance of 480 feet to the East line of said ¼ ¼ section; thence North along the East line of said ¼ ¼ section a distance of 454 feet to the point of beginning.**

**AND**

**Commence at the NE corner of Section 5, Township 22 South, Range 3 West, Shelby County Alabama and run West along the North line of said section 5 for a distance of 480.00 feet to point of beginning; thence right 67° 58' 10" and run southwesterly for a distance of 113.47 feet; thence left 32° 09' and run southeasterly for a distance of 107.59 feet to a point of curve to the right; said curve having a central angle of 99° 32' and a radius of 32.75 feet; thence along arc of said curve for a distance of 56.89 feet to point of tangent; thence left 180° 00' to tangent and run westerly for a distance of 65° 67' feet; thence left 91° 48' 17" and run northerly 249.27 feet to point of beginning.**

**Situated in Shelby County, Alabama.**

**Also described as:**

**A part of Section 32 and Section 5, Township 20 and 21, Shelby County, Alabama.**

**Beginning at the Southeast corner of Section 32, Township 20 South, Range 3 West, Shelby County, Alabama and run North 00 degrees 44 minutes 11 seconds East line of said Section 33 a distance of 178.91 feet to a found rebar corner in County roadway Number 226; thence run South 88 degrees 34 minutes 11 seconds West along said roadway a distance of 189.53 feet to a corner; thence run South 82 degrees 51 minutes 11 seconds West along said road way a distance of 262.08 feet to a corner; thence run South 12 degrees 06 minutes 47**



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Shelby Cnty Judge of Probate, AL  
05/19/2020 01:56:00 PM FILED/CERT

seconds West along Fox Valley Drive a distance of 151.34 feet to a corner; Entering into Section 5, thence run South 28 degrees 32 minutes 44 seconds West along said Fox Valley Road a distance of 109.02 feet to a corner; thence run South 11 degrees 51 minutes 30 seconds East along said roadway a distance of 103.54 feet to a corner; thence run along said roadway South 12 degrees 22 minutes 50 seconds West a distance of 31.43 feet to a corner; thence run South 54 degrees 53 minutes 13 seconds West along said roadway a distance of 26.98 feet to a corner; thence run South 88 degrees 13 minutes 22 seconds East; leaving roadway a distance of 63.73 feet to a corner; thence run South 00 degrees 57 minutes 00 seconds East a distance of 214.03 feet to a corner; thence run South 88 degrees 50 minutes 51 seconds East a distance of 474.55 feet to a corner; thence run North 00 degrees 25 minutes 31 seconds West along the East line of Section 5 a distance of 454.00 feet to the point of beginning, less and except the right of ways of several roadways described herein.

PURSUANT TO THE DIVORCE CASE FILED CASE NO. \_\_\_\_\_ IN THE CIRCUIT COURT OF SHELBY COUNTY, ALABAMA.

Subject to existing easements, current taxes, restrictions, set-back lines and rights of way, if any, of record.

TO HAVE AND TO HOLD unto the said Grantee forever.

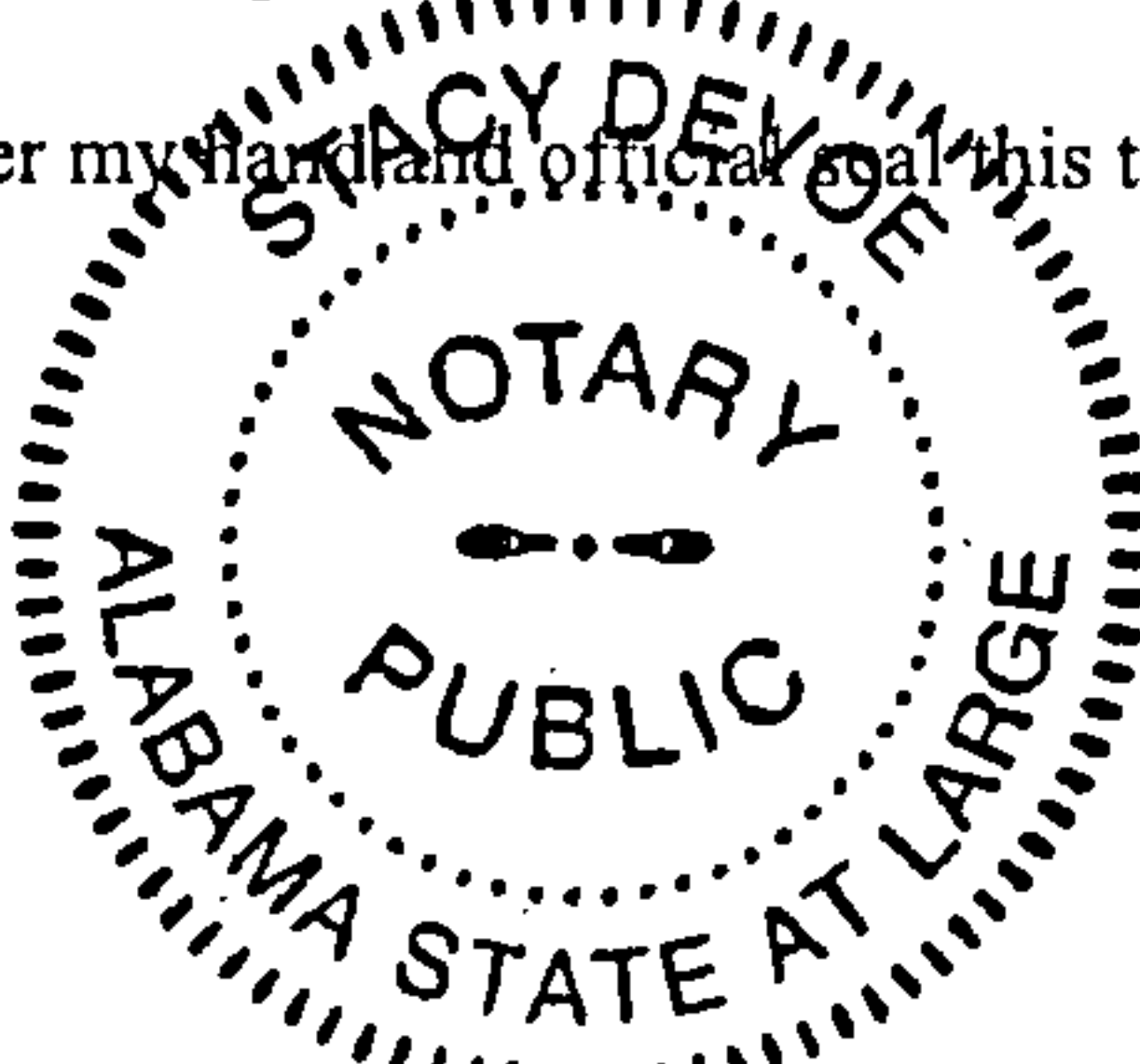
IN WITNESS WHEREOF, I have hereunto set my hand(s) and seal(s), this 13 day of March, 2020

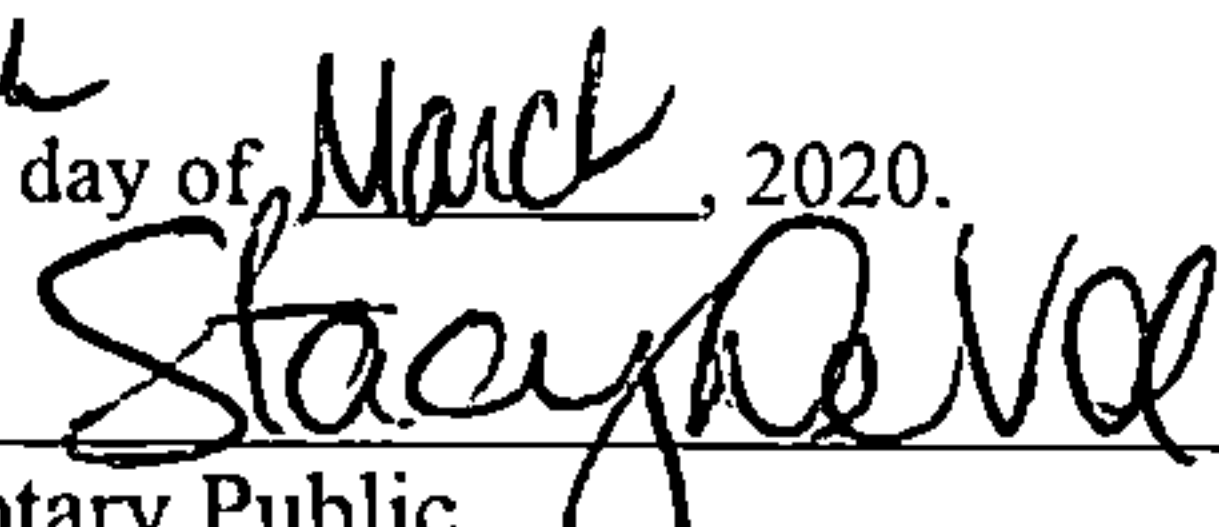
  
NICOLE HOROWITZ

STATE OF ALABAMA \*  
SHELBY COUNTY \*

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

Given under my hand and official seal this the 13<sup>th</sup> day of March, 2020.



  
Notary Public  
My Commission Expires:

My Commission Expires 02/05/2022

THIS INSTRUMENT PREPARED BY:

Devin L. O'Dell, Attorney  
The Harris Firm L.L.C.  
1028 E Main St.  
Prattville, AL 36066  
www.theharrisfirmllc.com

SEND TAX NOTICE TO:

Keith Stacey Horowitz  
855 Fox Valley Farms Road  
Maylene, AL 35114

### Real Estate Sales Validation Form

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

Grantor's Name Nicole Horowitz  
Mailing Address 855 Fox Valley Farms Road  
Maylene, AL 35114

Grantee's Name Keith Stacey Horowitz  
Mailing Address 855 Fox Valley Farms Road  
Maylene, AL 35114

Property Address 855 Fox Valley Farms Road  
Maylene, AL 35114

Date of Sale 02/06/2020  
Total Purchase Price \$ \_\_\_\_\_  
or  
Actual Value \$ \_\_\_\_\_  
or  
Assessor's Market Value \$ 121,800.00

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
- Other Tax Appraisal Amount

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 3/13/2020

Print NICOLE HOROWITZ

Unattested

Stan [Signature]  
(verified by)

Sign

Nicole Horowitz

(Grantor/Grantee/Owner/Agent) circle one

Print Form