

This Instrument Was Prepared By:

Send Tax Notice:

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Post Office Box 261
Montevallo, Alabama 35115
(205) 665-4357

STATE OF ALABAMA)

QUITCLAIM DEED

SHELBY COUNTY)

KNOW ALL MEN BY THESE PRESENTS, that for and in consideration of the sum of good and valuable considerations, the receipt and sufficiency of which are hereby acknowledged, that, **Stacy Amador-Arceo**, a married woman hereinafter called "Grantor," does hereby GRANT, CONVEY, and QUITCLAIM unto **Jose Armando Gutierrez-Ramos and Erika Lorena Hernandez-Areco**, hereinafter called "Grantor", all my right, title and interest in and to the following real estate, situated in **Shelby County, Alabama**, to wit:

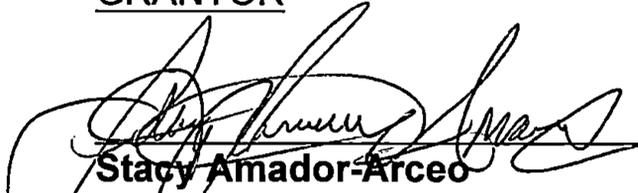
LOT 4, ACCORDING TO THE SURVEY OF ARCEO FAMILY SUBDIVISION, AS RECORDED IN MAP BOOK 43, PAGE 72, IN THE PROBATE OFFICE OF SHELBY COUNTY ALABAMA.

NOTE: This property is not homestead for grantor.

TO HAVE AND TO HOLD to the said Grantee in fee simple forever, together with every contingent remainder and right of reversion.

IN WITNESS WHEREOF, the Grantors have executed this Deed and set the seal of the Grantors thereto on this date the 27 day of July, 2020.

GRANTOR

 (L.S.)
Stacy Amador-Arceo

STATE OF ALABAMA)

ACKNOWLEDGMENT

SHELBY COUNTY)

I, Chris Smitherman, a Notary Public for the State at Large, hereby certify that the above posted name, **Stacy Amador-Arceo**, which is signed to the foregoing Deed, who is known to me, acknowledged before me on this day that, being informed of the contents of the Deed, that said person executed the same voluntarily on the day the same bears date.

GIVEN UNDER MY HAND AND OFFICIAL SEAL OF OFFICE on this the 27 day of July, 2020.


Notary Public
MCE

05/01/2024


20200728000313620 1/2 \$27.00
Shelby Cnty Judge of Probate, AL
07/28/2020 08:22:47 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 Stacy Amador - Arceo
Mailing Address _____

Grantee's Name Jose Armando Gutierrez Ramos
Mailing Address Erika Loreno Hernandez Arceo
49 Rock bay Lane
Montevallo, AL 35115

Property Address Lot 4

Date of Sale 9-19-2019
Total Purchase Price \$ _____
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 To clear title

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 07/27/20

Print Chui Smithman

Unattested

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

(verified by)



20200728000313620 2/2 \$27.00
Shelby Cnty Judge of Probate, AL
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Form RT-1