



20200928000437840 1/4 \$41.00
Shelby Cnty Judge of Probate, AL
09/28/2020 03:30:41 PM FILED/CERT

(RECORDING INFORMATION ONLY ABOVE THIS LINE)

This Instrument was prepared by:
GEORGE M. VAUGHN
WEAVER TIDMORE, LLC
100 OLDE TOWNE ROAD STE 105
BIRMINGHAM, ALABAMA 35216

SEND TAX NOTICE TO:
BENJAMIN C. NOE
67 NOE WAY
COLUMBIANA, AL 35051

STATE OF ALABAMA)
COUNTY OF SHELBY)

QUIT CLAIM DEED

Know All Men by These Presents: That in consideration of TEN and 00/100 (\$10.00) DOLLARS to the undersigned GRANTOR in hand paid by the GRANTEES herein, the receipt of which is acknowledged, I, JANICE M. NOE, AN UNMARRIED PERSON (herein referred to as GRANTOR) do hereby release, remise, quitclaim, grant, sell and convey unto BENJAMIN C. NOE AND LAUREN A. NOE, AS JOINT TENANTS WITH RIGHT OF SURVIVORSHIP (herein referred to as GRANTEES), the following described real estate, situated in SHELBY County, Alabama, to-wit:

SEE EXHIBIT A FOR LEGAL DESCRIPTION

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

TITLE WAS NOT EXAMINED IN PREPARATION OF THIS CONVEYANCE

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

IN WITNESS WHEREOF, the said GRANTOR, JANICE M. NOE, has hereunto set her signature and seal, this the 20th day of September, 2020.

Janice M. Noe
JANICE M. NOE

STATE OF ALABAMA)

COUNTY OF SHELBY)

ACKNOWLEDGMENT

I, THE UNDERSIGNED, a Notary Public, in and for said County, in said State, hereby certify that JANICE M. NOE , whose name is signed to the foregoing conveyance, and who is known to me, acknowledged before me on this day that, being informed of the contents of the conveyance she executed the same voluntarily on the day the same bears date.

Given under our hand this the 28 day of September 2020.



K Pullum
Notary Public

My commission expires: 04/30/2022



20200928000437840 2/4 \$41.00
Shelby Cnty Judge of Probate, AL
09/28/2020 03:30:41 PM FILED/CERT

EXHIBIT A

COMMENCE AT THE NE CORNER OF THE SW ¼ OF THE SE ¼ OF SECTION 13, TOWNSHIP 21 SOUTH, RANGE 2 WEST; THENCE RUN WEST ALONG SAID 1/4-1/4 LINE A DISTANCE OF 167.44 FEET; THENCE TURN AN ANGLE OF 89 DEGREES 48 MINUTES 29 SECONDS LEFT AND RUN A DISTANCE OF 415.93 FEET TO THE POINT OF THE BEGINNING; THENCE CONTINUE ALONG LAST DESCRIBED COURSE A DISTANCE OF 88.75; THENCE TURN AN ANGLE OF 90 DEGREES 26 MINUTES 57 SECONDS RIGHT AND RUN A DISTANCE OF 118.63 FEET; THENCE TURN AN ANGLE OF 88 DEGREES 35 MINUTES 53 SECONDS RIGHT AND RUN A DISTANCE OF 72.67 FEET; THENCE TURN AN ANGLE OF 83 DEGREES 44 MINUTES 37 SECONDS RIGHT AND RUN A DISTANCE OF 120.79 FEET TO THE POINT OF BEGINNING.



20200928000437840 3/4 \$41.00
Shelby Cnty Judge of Probate, AL
09/28/2020 03:30:41 PM 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 Janice M Noe
Mailing Address 25 Noe Way
Columbiana AL 35051

Grantee's Name Benjamin C & Lauren A Noe
Mailing Address 67 Noe Way
Columbiana AL 35051

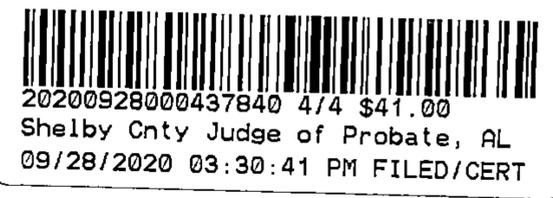
Property Address 67 Noe Way
Columbiana AL 35051
Legal Description (Exhibit A)

Date of Sale 09/28/2020
Total Purchase Price \$
or
Actual Value \$

226130000 022.000 -> (split for 2021) Assessor's Market Value \$235,250. (entire parcel) (this deed is for small portion)

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 office



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 inc...

Date 09/28/2020
Shelby County, AL 09/28/2020
State of Alabama
Deed Tax: \$10.00

Print Lauren Noe

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

[X] Unattested
[Signature] (verified by)