

Quitclaim Deed

20210218000083220 1/1 \$57.00
Shelby Cnty Judge of Probate, AL
02/18/2021 02:59:10 PM FILED/CERT

Know all Men by these present that David Michael LaRussa and Maranda Kay LaRussa, husband and wife (hereinafter referred to as "Grantors", for the consideration of Thirty-Five Thousand Dollars (\$35,000) received to their full satisfaction, grant to James Burton Beal III and Debra Kay Beal, husband and wife (hereinafter referred to as "Grantees", whose tax mailing address is 1211 County Rd 346, Clanton, AL 35405, the following property:

The real property located at 142 Copperhead Road, Maylene, AL 35114 and described as follows:

A parcel of land situated in the N $\frac{1}{2}$ of the SW $\frac{1}{4}$ of the SW $\frac{1}{4}$ and the SE $\frac{1}{4}$ of the NW $\frac{1}{4}$ of Section 33 Township 20 South, Range 3 West, Shelby County, Alabama, and being more particularly described as follows:

Commence at the SW corner of the NW $\frac{1}{4}$ of the SE $\frac{1}{4}$ of Section 33, Township 20 South, Range 3 West, Shelby County, Alabama; thence N $88^{\circ}43'59''$ W distance of 1060.41, said point being the Point of Beginning; thence continue N $01^{\circ}23'12''$ E a distance of 458.13"; thence S $88^{\circ}33'01''$ E a distance of 475.41; thence S $01^{\circ}23'12''$ W a distance of 458.13; thence N $88^{\circ}43'59''$ W distance of 475.41 to the point of Beginning.

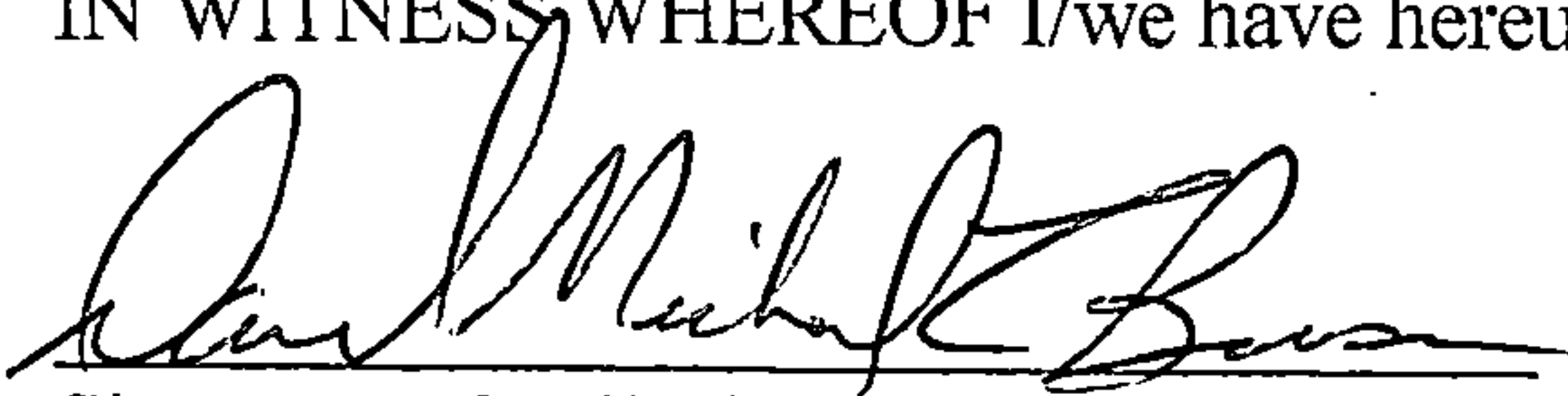
Shelby County, AL 02/18/2021
State of Alabama
Deed Tax: \$35.00

The described parcel contains 5.00 acres, more or less.

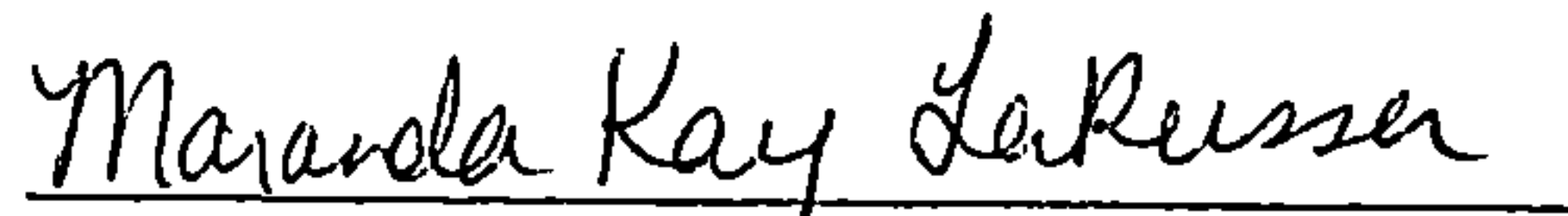
Subject to restrictions, conditions, limitations, reservations and easements, if any, of record.

To have and to hold the above-granted and bargained premises, with the appurtenances thereunto belonging, unto Grantees, his/her/their heirs and assigns forever.

IN WITNESS WHEREOF I/we have hereunto set my/our hand(s) on the 18th day of February, 2021.



Signature of Seller/grantor



Signature of Seller/grantor

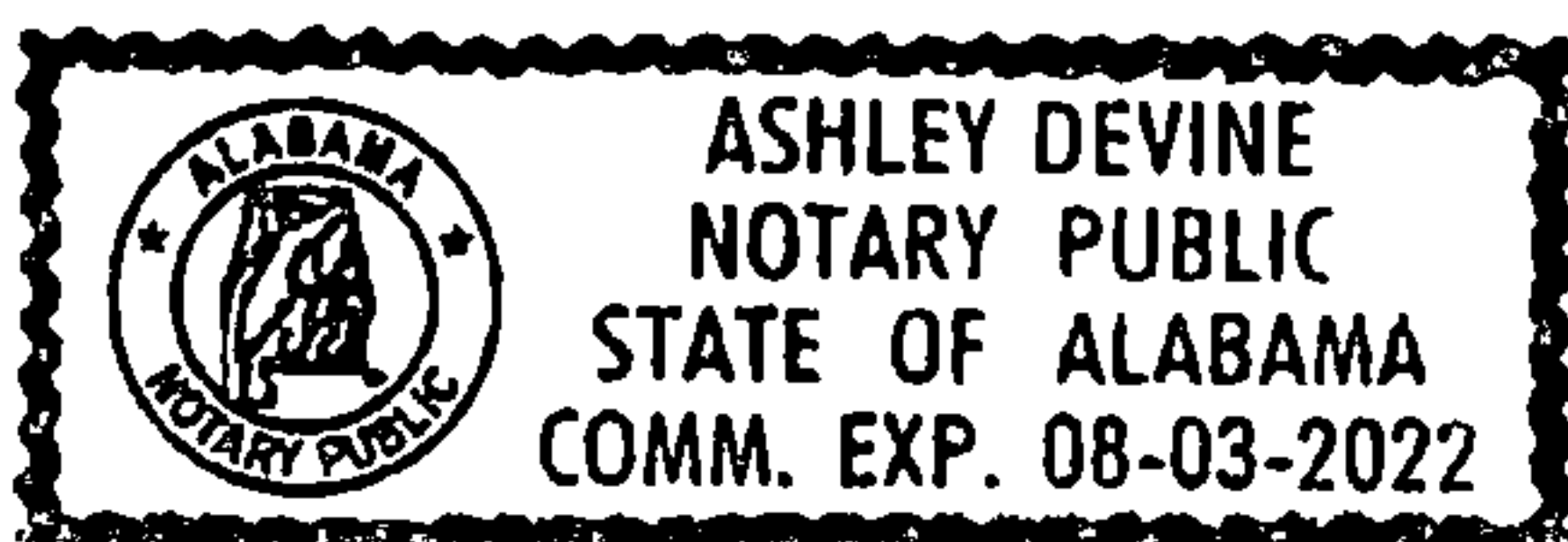
ACKNOWLEDGEMENT

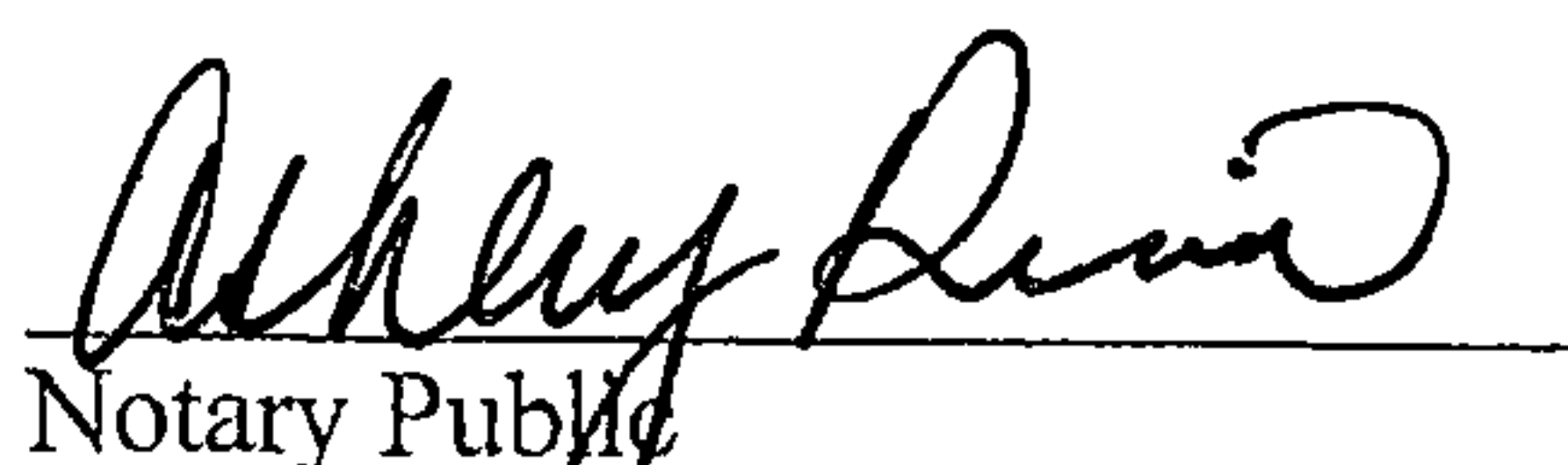
STATE OF ALABAMA }
COUNTY OF SHELBY } SS:

PREPARED BY:
DAVID LARUSSA
150 COPPERHEAD
MAYLENE, AL
35114

Before me, a Notary Public in and for said County and State, personally appeared each of the persons listed above as Sellers/Grantors, who acknowledged that they did sign the foregoing instrument and that the same is their free act and deed.

In Testimony Whereof I have hereunto set my hand and official seal, at Helena, AL, this 18th day of February, 2021.





Notary Public
My commission expires on:

8/3/22

Initial: DM
MKL