

PREPARED BY:
Ryan K. Kytle
550 Blue River Drive
Lincoln, Al. 35096

SEND TAX NOTICE TO:
Robert Steven Clark
204 Water Oak Street
Montevallo, Al. 35115

QUIT CLAIM DEED



20210322000144050 1/2 \$29.00
Shelby Cnty Judge of Probate, AL
03/22/2021 03:26:11 PM FILED/CERT

STATE OF ALABAMA

SHELBY COUNTY

KNOW ALL MEN BY THESE PRESENTS, That for and in consideration of the sum of \$3,600.00 (Three thousand six hundred dollars and zero cents) in hand paid to the undersigned, the receipt whereof is hereby acknowledged, the undersigned RYAN K. KYTLE, an unmarried man, (hereinafter referred to as GRANTOR) hereby releases, quitclaims, sells and conveys to ROBERT STEVEN CLARK (hereinafter referred to as GRANTEE) all my right, title, interest, and claim in or to the following described real estate, situated in Shelby County, Alabama, to-wit:

PARCEL # 583601110003010000

Commence at the southeast corner of SE ¼ of NE ¼ of Section 11, Township 24, Range 12 East and run thence south 86 deg, 30 min. west 355.0 feet to the west side of a public road; thence run north along the west line of said public road 125 feet to the point of beginning of the lot herein described, being the northeast corner of the Albert E. Russell lot; thence run south 86 deg. 30 min. west and along the north line of said Russell lot 311.4 feet; thence north 3 deg. 30 min., west a distance of 125 feet to the southwest corner of the Whitfield lot; thence run north 86 deg. 30 min. east and along the south line of said Whitfield lot 315.9 feet to the west line of said public road; thence run south along the west line of said public road 125 feet to the point of beginning.

Grantor herein acquired an Ad Valorem tax interest in said land from the State of Alabama for delinquent real estate taxes due. This deed is given to convey any interest acquired under said tax sale.

Property herein conveyed does not constitute any portion of the homestead of the grantor herein.

TO HAVE AND TO HOLD to the said GRANTEE forever

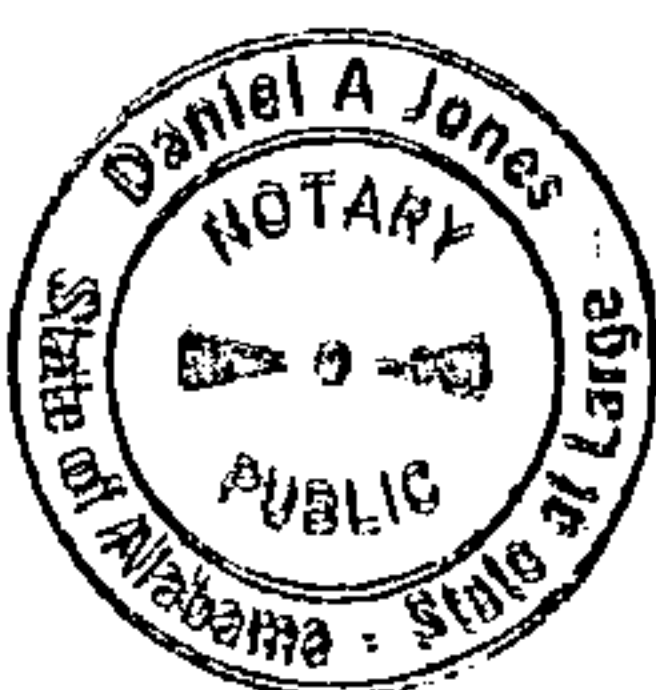
Given under my hand and seal, this 10th day of December, 2020.

Ryan K. Kytle

STATE OF ALABAMA)
COUNTY OF Talladega)

I, the undersigned, a Notary Public in and for said County, in said State, hereby certify that Ryan K. Kytle whose names are signed to the foregoing instrument, and who is known to me, acknowledged before me on this day that, being informed of the contents of the instrument, they, executed the same voluntarily on the day the same bears date.

Given under my hand this 10th day of December, 2020



Daniel A Jones
NOTARY PUBLIC
State of Alabama
State at Large
My Commission Expires
March 22, 2021

[Signature]
Notary Public
My Commission Expires: 3.22.21

Real Estate Sales Validation Form

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

Grantor's Name Ryan K. Kytte
Mailing Address 550 Blue River Drive

Grantee's Name Robert Steven Clark
Mailing Address 204 Water Oak
Street
Montevallo AL 35115

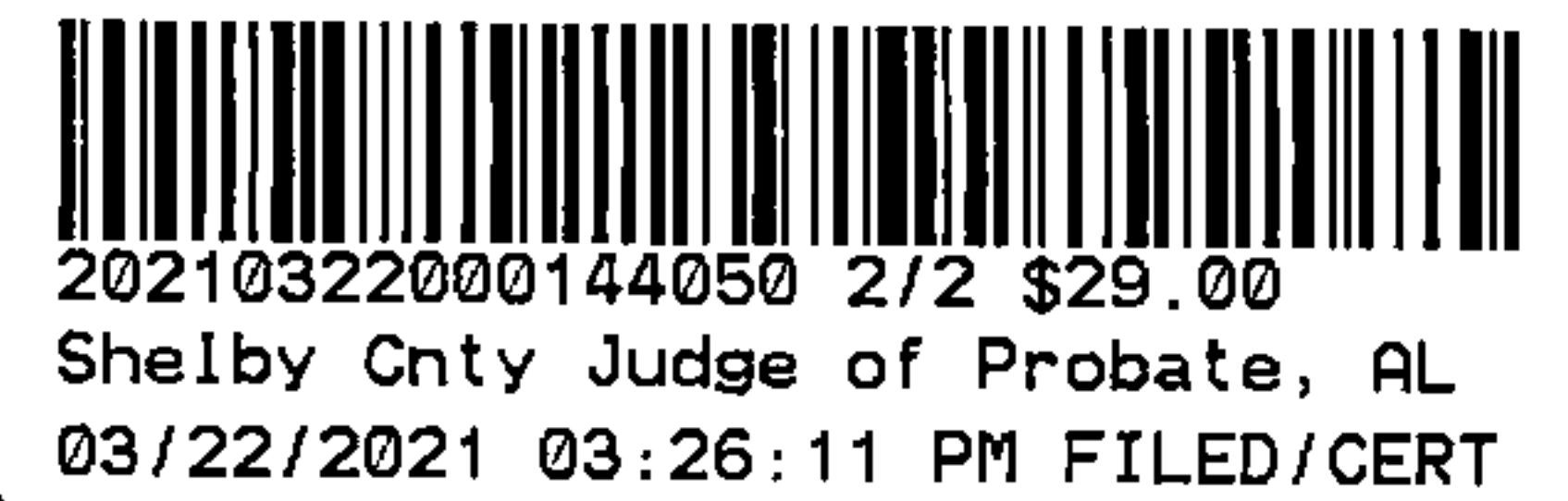
Property Address _____
N/A

Date of Sale Dec: 10 - 2020
Total Purchase Price \$ 3,600
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



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 Mar-22-2021

Print Robert Steven Clark

Unattested

Sign

(Grantor/Grantee/Owner/Agent) circle one

(verified by)

Form RT-1