

20210518000244830
05/18/2021 01:14:17 PM
DEEDS 1/2

THIS DOCUMENT WAS PREPARED BY: WESLEY SIMS - PO BOX 102092 IRONDALE, AL 35210

Send Tax Notice to:
Jose Roberto Recinos
120 Stonehaven Dr
Pelham, AL 35124

STATE OF ALABAMA)
COUNTY OF SHELBY)

QUITCLAIM DEED

This indenture is made this 10th day of MAY, 2021 by and between **WESLEY SIMS**, a married man, he nor his spouse having never claimed homestead of this property, (hereinafter "Grantor") and **Jose Roberto Recinos** (hereinafter "Grantee") KNOW ALL MEN BY THESE PRESENTS that for and in consideration of the sum of Five Thousand Six Hundred Dollars (\$5600) and other good and valuable consideration, the receipt and sufficiency of which is hereby acknowledged, Grantor does quitclaim unto Grantee all of his/her right, title and interest in and to the following described lands in Shelby County, Alabama:

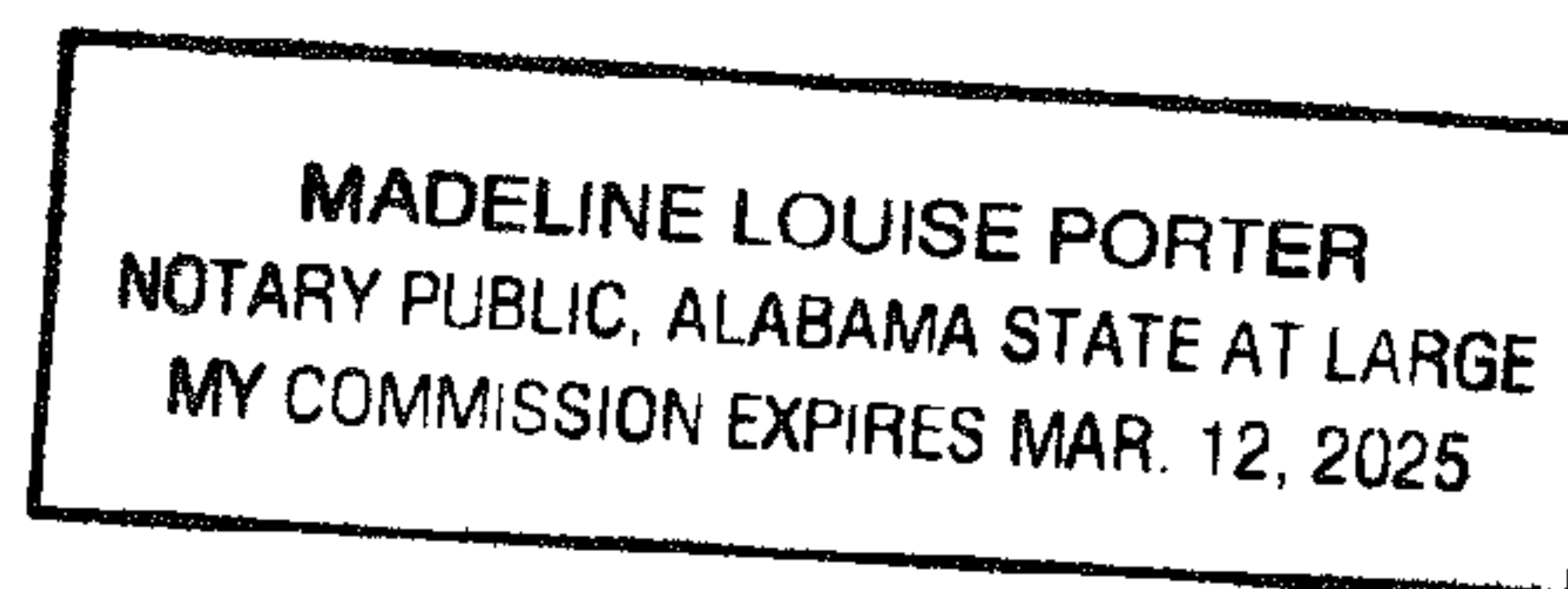
Parcel ID: 582805211003007001

Legal Description: SUB DUNSTANS L W90' OF LT 14 – 16 B 192 MB00 MP001

IN WITNESS WHEREOF, Grantor has affixed his/her hand and seal on the date first written.

Grantor

WESLEY SIMS
PO BOX 102092
Irondale, AL 35210



STATE OF ALABAMA)
COUNTY OF BLOUNT)

I, the undersigned, a Notary Public in and for said County, in said State, hereby certify that Wesley Sims whose name is 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 10 day of May, 2021

Madeline Louise Porter
Notary Public

My Commission Expires: 3/12/2025



Filed and Recorded
Official Public Records
Judge of Probate, Shelby County Alabama, County
Clerk
Shelby County, AL
05/18/2021 01:14:17 PM
\$31.00 KIMBERLY
20210518000244830

Allen S. Bayl

20210518000244830 05/18/2021 01:14:17 PM DEEDS 2/2

Real Estate Sales Validation Form

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

Grantor's Name: WESLEY SIMS
Mailing Address: PO BOX 102092
Irondale, AL 35210

Grantee's Name: Jose Roberto Recinos
Mailing Address: 120 Stonehaven Dr
Pelham, AL 35124

Property Address: 11201 Hwy 25
Calera, AL 35040

Date of Sale: MAY 10th, 2021
Total Purchase Price: 5600
or Actual Value:
or Assessor's Market:

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 ☐ Appraisal
☐ Sales Contract ☐ Other
☐ Closing Statement

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 5/10/21

Print WESLEY SIMS

Unattested _____
(verified by)

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