



20211105000536540 1/3 \$182.00
Shelby Cnty Judge of Probate, AL
11/05/2021 10:13:48 AM FILED/CERT

QUIT CLAIM DEED

PETER M. FARREHI, MD, a married man, whose address is 1615 Newport Creek Drive, Ann Arbor, Michigan 48103, for and in consideration of \$1.00, hereby conveys and quit claims to **ALLIANCE WEALTH BUILDER 203 WINTERHAVEN DRIVE LAND TRUST UNDER AGREEMENT, DATED AUGUST 5, 2021**, whose address is 8332 Office Park Drive, Suite B, Grand Blanc, Michigan 48439, Grantor's right, title and interest, if any, and without any warranty whatsoever, to the premises situated in Shelby County, Alabaster, Alabama, more specifically described on the attached Exhibit "A" (the "Property").

TOGETHER WITH, Grantor's right, title and interest in and to mineral rights appurtenant to the Property, if any.

IN WITNESS WHEREOF, Grantor has executed this Quit Claim Deed on this 15th day of September 2021.

GRANTOR:

Peter M. Farrehi, MD

STATE OF MICHIGAN }

COUNTY OF GENESEE }

} ss.

This instrument was acknowledged before me on Sept 15, 2021 by Peter M. Farrehi, MD, as Grantor.

Lynn M. Thomas, Notary Public
State of Michigan, County of Shiawassee
My commission expires: 8/5/2027
Acting in Genesee County

When recorded, please return to:
William E. Delzer, Trustee
8332 Office Park Drive, Suite B
Grand Blanc, Michigan 48439

Send subsequent tax bills to:
1615 Newport Creek Drive
Ann Arbor, Michigan 48103

Shelby County, AL 11/05/2021
State of Alabama
Deed Tax: \$154.00



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Exhibit "A"
Legal Description

Lot 3, in Block 10, according to the Survey of Bermuda Lake Estates, First Sector, as recorded in Map Book 9, Page 98, in the Office of the Judge of Probate of Shelby County Alabama.

Commonly Known as: 203 Winterhaven Drive, Alabaster, AL 35007



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REAL ESTATE SALES VALIDATION FORM

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

Grantor's Name Peter M. Farrehi, MD Grantee's Name Alliance Wealth Builder 203 Winterhaven Dr. Land Trust
Mailing Address 1615 Newport Creek Dr. Mailing Address 8332 Office Park Dr. Suite B
Ann Arbor, MI 48103 Grand Blanc, MI 48439

Property Address 203 Winterhaven Dr.
Alabaster, AL 35007

Date of Sale Sept. 15, 2021
Total Purchase price \$ _____
or
Actual Value \$ _____

Assessor's Market Value \$153,900.00

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 ☐ County Tax Assessors 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, excusing 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 Sept. 15, 2021

Print William E. Delzer, Attorney, Trustee for Grantee

Unattested
(verified by)

Sign [Signature]

Form RT-1