



20211105000537550 1/2 \$50.00
 Shelby Cnty Judge of Probate, AL
 11/05/2021 02:08:51 PM FILED/CERT

This Instrument prepared by:
 Gregory D. Harrelson, Attorney
 The Harrelson Law Firm, LLC
 101 Riverchase Pkwy East
 Hoover, AL 35244

Send Tax Notice To:
 George E. Cleveland
 Patricia Cleveland
 1749 Carovel Circle
 Vestavia Hills, AL 35216

QUITCLAIM DEED

STATE OF ALABAMA)
 COUNTY OF SHELBY)

KNOW ALL MEN BY THESE PRESENTS: That in consideration of Ten & 00/100 Dollars (\$10.00) to the undersigned Grantor in hand paid by the Grantees herein, the receipt and sufficiency of which are hereby acknowledged, CENTRAL STATE BANK, an Alabama Banking Corporation (herein referred to as GRANTOR), hereby REMISES, RELEASES, QUITCLAIMS, GRANTS, SELLS AND CONVEYS to GEORGE E. CLEVELAND, PATRICIA CLEVELAND and DARRELL EIDSON, (herein referred to as GRANTEES), all of the Grantor's rights, title, interest, and claim in or to the following described real estate, situated in Shelby County, Alabama, to wit:

The West 50 Feet of NW ¼ of NE ¼ and that part of the West 100 Feet of SW ¼ of NE ¼ Lying North of US Hwy 110, 280 R/W, all in Section 24, Township 19 South, Range 1 East, Shelby County, Alabama.
 Parcel # 08-6-24-0-000-002.000

Subject to:

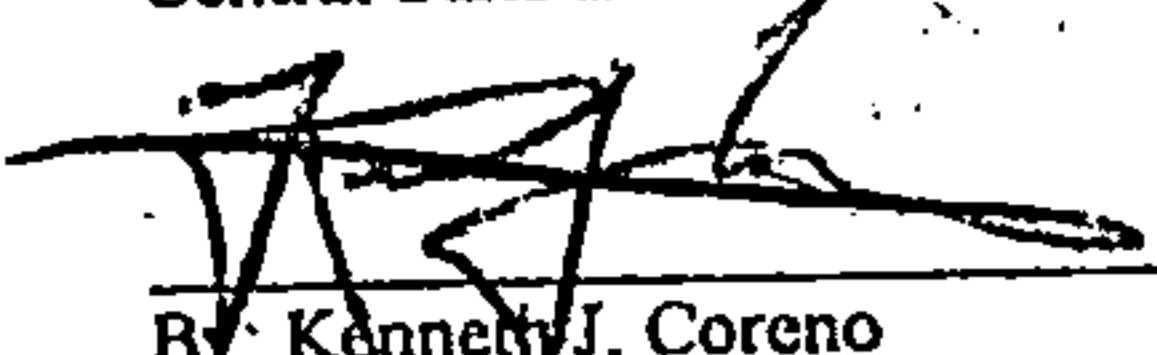
1. Taxes and assessments for the current year and subsequent years;
2. All covenants, restrictions, conditions, easements, reservations, rights-of-way, and other matters of record;
3. Any Mineral or Mineral Rights leased, granted or retained by prior owners;
5. Current Zoning and Use Restrictions;

NO TITLE OPINION REQUESTED OR PREPARED. The preparer of this document acted as scrivener only, no representation is made as to the total amount of acreage or the accuracy of the legal description.

TO HAVE AND TO HOLD, to the said GRANTEES forever.

IN WITNESS WHEREOF, the said Grantor, by its Chief Credit Officer, who is authorized to execute this conveyance, has hereunto set his hand and seal this the 7th day of October, 2021.

Central State Bank


By: 
 Its: Chief Credit Officer

STATE OF ALABAMA)
 COUNTY OF SHELBY)

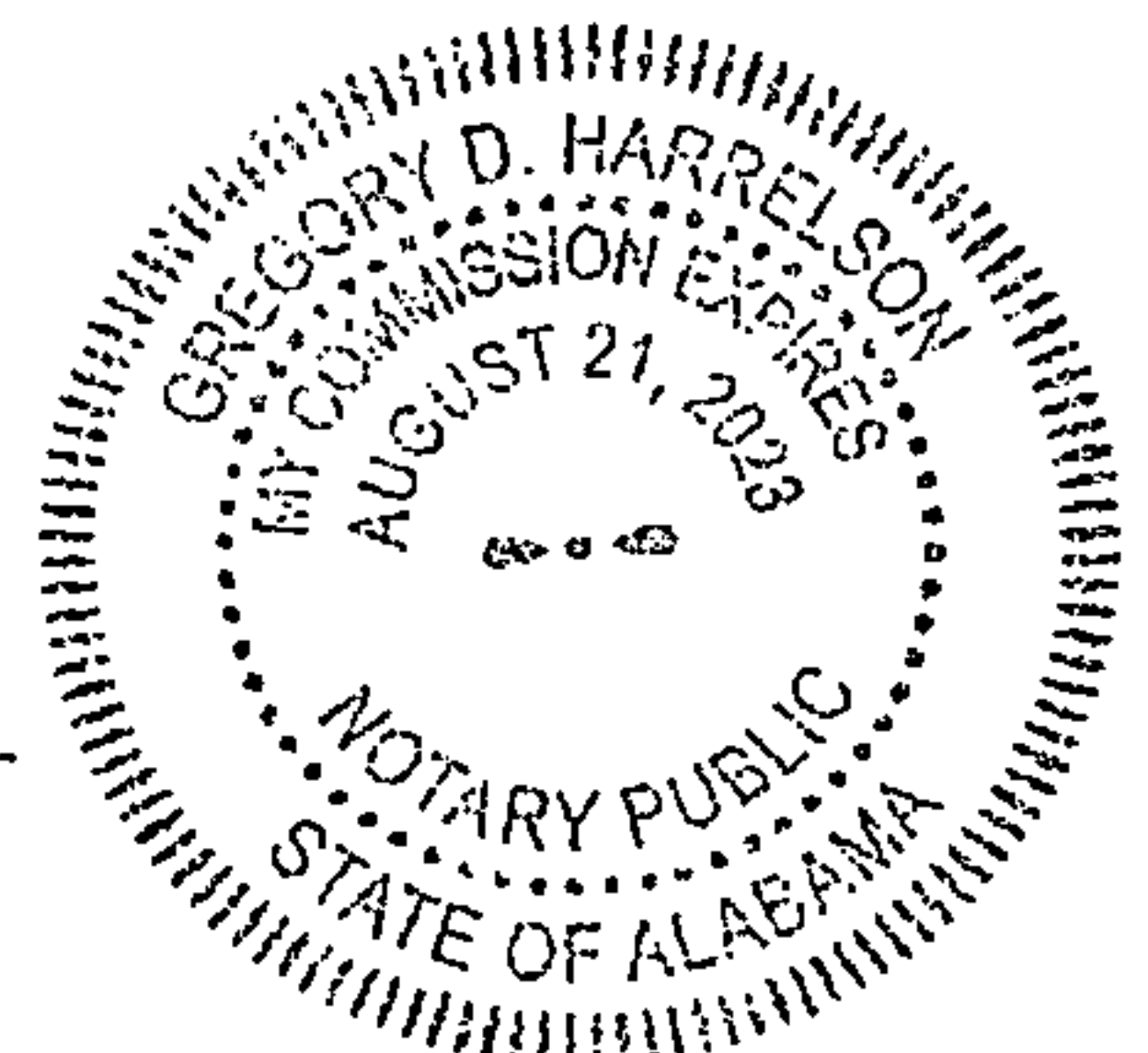
GENERAL ACKNOWLEDGEMENT

I, the undersigned, a Notary Public in and for said County, in said State, hereby certify that Kenneth J. Coreno, whose name as Chief Credit Officer of Central State Bank, is signed to the foregoing conveyance, and who is known to me, acknowledge before me on this day, that being informed of the contents of the conveyance, he, as such officer and with full authority executed the same voluntarily for and as the act of said Central State Bank on the day the same bears date.

Given under my hand and official seal this 7th day of October, 2021.


 NOTARY PUBLIC

My Commission expires: 8/21/23



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Filed and Recorded
Official Public Records
Judge of Probate, Shelby County Alabama, County
Clerk
Shelby County, AL
11/05/2021 02:08:51 PM
\$50.00 KIMBERLY
20211105000537550



Miss. Byrd

Real Estate Sales Validation Form

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

Grantor's Name Central State Bank
Mailing Address PO Box 180
Calera, AL 35040

Grantee's Name George E. Cleveland
Mailing Address Patricia Cleveland and Darrell Edison

Property Address N/A

Date of Sale 10/07/2021

Total Purchase Price \$

or

Actual Value \$

or

Assessor's Market Value \$ 23,790.00

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 Assessors Market Value

☐ 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 10/7/2021

Print Kenneth J. Corneo

Unattested

Sign

(verified by)

(Grantor/Grantee/Owner/Agent) circle one

Form RT-1