

This instrument was prepared by:
Carney Dye, LLC
PO Box 43647
Birmingham, Alabama 35243

20220303000088690 1/3 \$268.00
Shelby Cnty Judge of Probate, AL
03/03/2022 10:10:38 AM FILED/CERT

SEND TAX NOTICE TO:
Janet A. Craven
1612 Hardwood Park Circle
Hoover, Alabama 35242

QUITCLAIM DEED

KNOW ALL MEN BY THESE PRESENTS THAT:

That for and in consideration of the sum of Ten and NO/100 Dollars (\$10.00), and other good and valuable consideration, to the undersigned Grantors, in hand paid by the Grantee herein, the receipt whereof is acknowledged, we, **Alfred Salloux and Janet A. Craven, husband and wife** (hereinafter collectively referred to as "GRANTOR"), do hereby remise, release, quitclaim, grant, sell and convey unto **Janet A. Craven, a married woman** (herein referred to as "GRANTEE"), all our right, title, interest and claim in or to the following described real estate, situated in Shelby County, Alabama to wit:

Lot 18, according to the Survey of Amended Map of the Cove of Greystone Phase 1, as recorded in Map Book 26, Page 39 A and B, in the Probate Office of Shelby County, Alabama.

Subject to all rights and encumbrances of record.

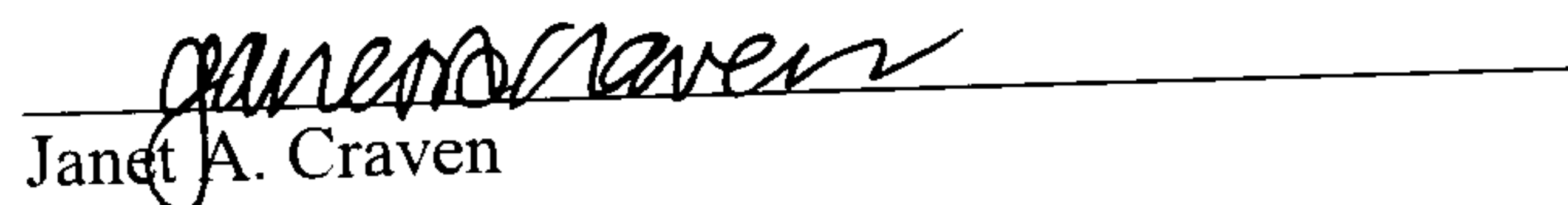
TO HAVE AND TO HOLD same unto Grantee, and unto Grantee's assigns forever, with all appurtenances thereunto belonging.

NO TITLE OPINION GIVEN. DEED PREPARED WITHOUT BENEFIT OF A TITLE SEARCH.

IN WITNESS WHEREOF, this instrument was executed, signed and delivered by the undersigned on this the 28th day of February, 2022.

GRANTORS:


Alfred Salloux


Janet A. Craven

STATE OF ALABAMA)

COUNTY OF Jefferson)

I, the undersigned, a Notary Public in and for said County, in said State, hereby certify that **Alfred Salloux**, a married man, whose name is signed to the foregoing conveyance and who is known to me, acknowledged before me on this day that, being informed of the contents of the conveyance, he executed the same voluntarily on the day the same bears date.

Given under my hand and official seal, this the 28th day of February, 2022.

Sarah Katherine Burson

Signature of Notary Public

Sarah Katherine Burson

Name of Notary Public

My Commission expires: 11/10/2025

STATE OF ALABAMA)

COUNTY OF Jefferson)

I, the undersigned, a Notary Public in and for said County, in said State, hereby certify that **Janet A. Craven**, a married woman, whose name is signed to the foregoing conveyance and who is known to me, acknowledged before me on this day that, being informed of the contents of the conveyance, she executed the same voluntarily on the day the same bears date.

Given under my hand and official seal, this the 28th day of February, 2022.

Sarah Katherine Burson

Signature of Notary Public

Sarah Katherine Burson

Name of Notary Public

My Commission expires: 11/10/2025

Grantor's Address:
Alfred Salloux
Janet A. Craven
1612 Hardwood Park Circle
Hoover, AL 35242

Grantee's Address:
Janet A. Craven
1612 Hardwood Park Circle
Hoover, AL 35242



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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 Alfred Salloux and Janet A. Craven
Mailing Address 1612 Hardwood Park Cir
Hoover, AL 35242

Grantee's Name Janet A. Craven
Mailing Address 1612 Hardwood Park Cir
Hoover, AL 35242

Property Address 1612 Hardwood Park Cir
Hoover, AL 35242

Date of Sale 2/28/2022
Total Purchase Price \$

or
Actual Value \$

or
Assessor's Market Value \$480,000 $\times \frac{1}{2} = \$240,000$

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 tax assessor's 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 3/1/2022

Print Jack T. Carney

Sign Jack T. Carney
(Grantor/Grantee/Owner/Agent) circle one

☐ Unattested
(verified by)