

This instrument was provided by:
Mike Atchison
Attorney at Law, Inc.
P. O. Box 822
Columbiana, Alabama 35051

After recording, return to:
Clinton Jackson Carlisle III
16001 Hwy 42
Shelby AL 35143

STATE OF ALABAMA,
COUNTY OF SHELBY



20220621000247510 1/3 \$213.00
Shelby Cnty Judge of Probate, AL
06/21/2022 11:33:11 AM FILED/CERT

QUITCLAIM DEED

KNOW ALL MEN BY THESE PRESENTS, That for and in consideration of the sum of **ONE DOLLAR AND ZERO CENTS (\$1.00)** and other good and valuable consideration, in hand paid to the undersigned, the receipt whereof is hereby acknowledged, the undersigned, **Martha A. Eckert, a single woman**, hereby remises, releases, quit claims, grants, sells, and conveys to **Clinton Jackson Carlisle III** (hereinafter called Grantee), all his right, title, interest and claim in or to the following described real estate, situated in **SHELBY** County, Alabama, to-wit:

SEE ATTACHED EXHIBIT A FOR LEGAL DESCRIPTION

The purpose of this deed to is terminate the life estates reserved by Martha A. Eckert, in Inst. No. 20210621000300160, Probate Office, Shelby County Alabama.

This Deed was prepared from data furnished by the Grantee. No Title Examination was requested or undertaken. The preparer of this Instrument has not reviewed the status of Title on this property, has not been employed to do so, and acts only as the drafter of this Instrument.

TO HAVE AND TO HOLD to said **GRANTEE** forever.

Given under my hand and seal, this 21st day of June 2022.

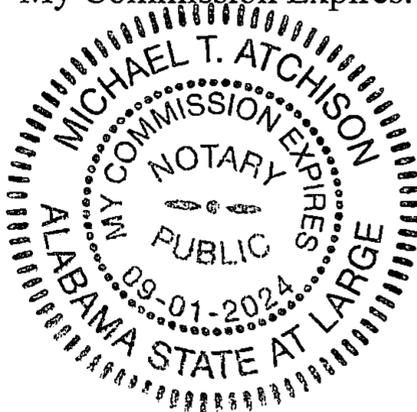
Martha A. Eckert
Martha A. Eckert

STATE OF ALABAMA
COUNTY OF SHELBY

I, Michael T. Atchison, a Notary Public in and for said County, in said State, hereby certify that **Martha A. Echert**, whose name(s) is/are 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/she/they executed the same voluntarily on the day the same bears date.

Given under my hand and official seal this 21st day of June, 2022.

Michael T. Atchison
Notary Public
My Commission Expires:



Shelby County, AL 06/21/2022
State of Alabama
Deed Tax: \$185.00

EXHIBIT A



20220621000247510 2/3 \$213.00
Shelby Cnty Judge of Probate, AL
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PARCEL ONE: Commence at the Northwest corner of Section 25, Township 24 North, Range 15 East, Shelby County, Alabama; thence run Easterly 1,221.27 feet to the point of beginning of the property being described; thence continue along the last described course 50.0 feet to a point; thence 76 degrees 57 minutes right and run Southeasterly 333.27 feet to a point on the north water line of Reed Creek Slough of Lay Lake; thence 40 degrees 04 minutes 50 seconds right and run Southwesterly 34.0 feet to the point of beginning.

PARCEL TWO: Commence at the Northeast corner of Section 25, Township 24 North, Range 14 East, Shelby County, Alabama, thence run easterly along the north line of said Section 25, 1, 196.27 feet to the point of beginning of the property being described; thence continue along last described course 25.0 feet to a point, thence 78 degrees, 16 minutes, 37 seconds right and run southeasterly 376.96 feet to a point, on the North water line of Reed Creek Slough of Lay Lake; thence 103 degrees, 4 minutes right and run easterly along said water line 81.69 feet to a point; thence 84 degrees, 52 minutes, 11 seconds right, and run Northerly 366.62 feet to the point of beginning, being marked on the corners with iron pins.

Real Estate Sales Validation Form

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

Grantor's Name Martha A. Eckert
Mailing Address 1 Anglers Lane
Shelby AL 35143

Grantee's Name Clinton Jackson Curste
Mailing Address 16001 Hwy 42
Shelby AL 35147

Property Address 1 Anglers Lane
Shelby AL 35147

Date of Sale 6-21-22
Total Purchase Price \$ _____
or
Actual Value \$ _____
or
Assessor's Market Value \$ V2 = 184,940

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 Term. w/ life estate

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 6-21-22

Print Martha A. Eckert

Unattested 
20220621000247510 3/3 \$213.00
Shelby Cnty Judge of Probate, AL
06/21/2022 11:33:11 AM FILED/CERT

Sign Martha A. Eckert
(Grantor/Grantee/Owner/Agent) circle one