

File Number: ORG-351503

This instrument prepared by: George M. Vaughn, Esq., 8940 Main Street, Clarence, NY 14031,
866-333-3081.

After Recording, Send To:
Title365/Recording Team
345 Rouser Rd., Building 5, Suite 300
Coraopolis, PA 15108

**PROPERTY APPRAISAL (TAX/APN) PARCEL IDENTIFICATION NUMBER
149313001054000**

QUITCLAIM DEED

MARY LANE GOULD-HARTLINE who acquired title as LANE GOULD-HARTLINE, now married to JOHN R. LANGLOW, hereinafter grantor, whose tax-mailing address is 235 Chandler Lane , Alabaster, AL 35007, for \$1.00 (One Dollar and Zero Cents) in consideration paid, grants and quitclaims to MARY LANE GOULD-HARTLINE and JOHN R. LANGLOW, a married couple, as joint tenants with rights of survivorship hereinafter grantees, whose tax mailing address is 235 Chandler Lane , Alabaster, AL 35007, with quitclaim covenants, all right, title, interest and claim to the following land in the following real property:

The following described real estate, situated in Shelby County, Alabama, to-wit: Lot 142, according to the Survey of Weatherly Chandler Sector 16, as recorded in Map Book 19, Page 151, in the Probate Office of Shelby County, Alabama. APN: 149313001054000 Being the same premises conveyed from Eugene V. Angle and from Nancie F. Angle to Lane Gould- Hartline in a deed dated 06/25/2014 and recorded date 07/07/2014 in Instrument Number 20140707000205210 of the official records

Prior instrument reference: **20140707000205210**

The real property described above is conveyed subject to and with the benefit of: All easements, covenants, conditions and restrictions of record; in so far as in force applicable.

The real property described above is conveyed subject to the following: All easements, covenants, conditions and restrictions of record; All legal highways; Zoning, building and other laws, ordinances and regulations; Real estate taxes and assessments not yet due and payable; Rights of tenants in possession.

TO HAVE AND TO HOLD the same together with all and singular the appurtenances thereunto belonging or in anywise appertaining, and all the estate, right, title interest, lien equity and claim whatsoever of the said grantor, either in law or equity, to the only proper use, benefit and behalf of the grantees forever.

Executed by the undersigned on 6/18, 2022:

John R. Langlow
JOHN R. LANGLOW

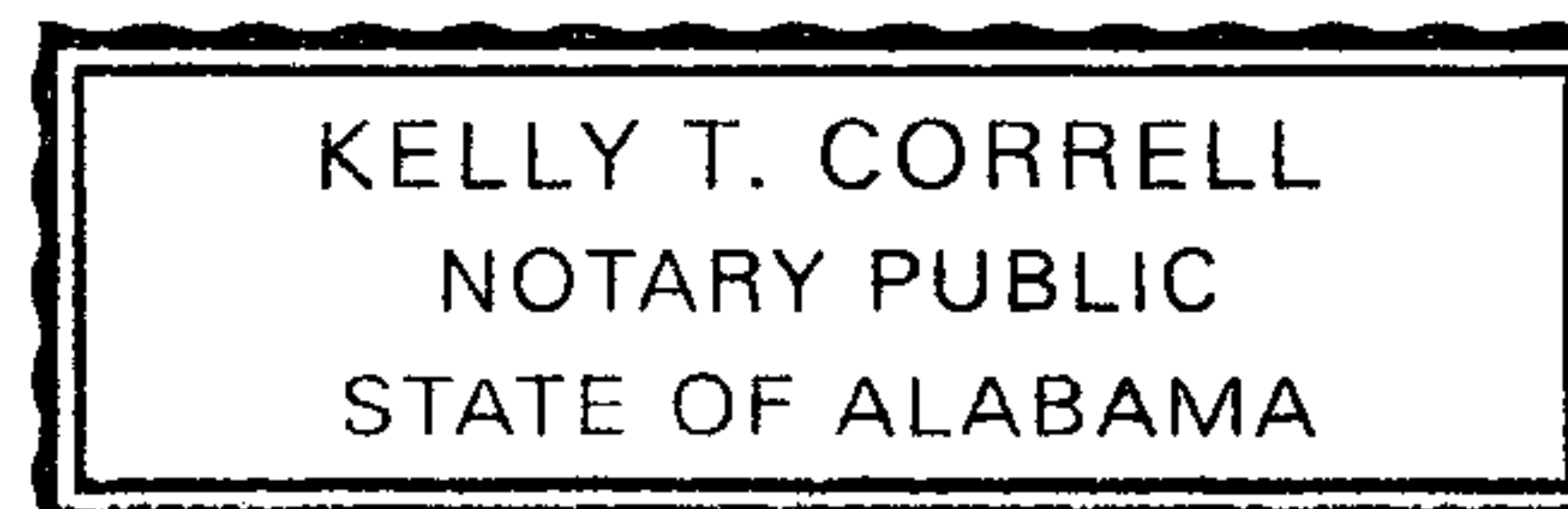
STATE OF Alabama
COUNTY OF Shelby

Kelly T. Correll

I, the undersigned, a Notary Public in and for the aforesaid County and State, hereby certify that **JOHN R. LANGLOW** whose name is signed to the foregoing conveyance, and who is known to me, acknowledged before me on this date that, being informed of the contents of the conveyance, he/she, executed the same voluntarily on the day the same bears date.

Given under my hand an official seal this 18 day of June, 2022

Kelly T. Correll
Notary Public



Executed by the undersigned on 6/18, 2022.

Mary Lane Gould-Hartline
MARY LANE GOULD-HARTLINE

STATE OF Alabama
COUNTY OF Shelby
Kelly T. Correll

I, the undersigned, a Notary Public in and for the aforesaid County and State, hereby certify that **MARY LANE GOULD-HARTLINE** whose name is signed to the foregoing conveyance, and who is known to me, acknowledged before me on this date that, being informed of the contents of the conveyance, he/she, executed the same voluntarily on the day the same bears date.

Given under my hand and official seal this 18 day of June, 2022

Kelly T. Correll
Notary Public

KELLY T. CORRELL
NOTARY PUBLIC
STATE OF ALABAMA

Real Estate Sales Validation Form*This Document must be filed in accordance with Code of Alabama 1975, Section 40-22-1*

Grantor's Name MARY LANE GOULD-HARTLINE
who acquired title as LANE
GOULD-HARTLINE, now married
to JOHN R. LANGLOW

Mailing Address 235 Chandler Lane , Alabaster,
AL 35007

Property Address 235 Chandler Lane , Alabaster,
AL 35007

Grantee's Name MARY LANE GOULD-HARTLINE
and JOHN R. LANGLOW

Mailing Address 235 Chandler Lane , Alabaster,
AL 35007



Filed and Recorded
Official Public Records
Judge of Probate, Shelby County Alabama, County
Clerk
Shelby County, AL
07/01/2022 08:37:35 AM
\$142.50 JOANN
20220701000261810

Date of Sale 6-18-22
Total Purchase Price

or
Actual Value \$

or
Assessor's Market Value \$ 214,300.00
1/2 value = 107,150.00

The purchase price or actual value *Alvin S. Byrd* 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 Tax certificate

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 6/18/22

Unattested

(verified by)

Print

Sign

(Grantor/Grantee/Owner/Agent) circle one

Form RT-1