

TAX VALUE \$ 219,100.00

SEND TAX NOTICE TO:

This Instrument Was Prepared By:

Jack R. Thompson, Jr.
Law Office of Jack R. Thompson, Jr., LLC
416 Yorkshire Drive
Birmingham, AL 35209

QUITCLAIM DEED

STATE OF ALABAMA)
SHELBY COUNTY)

KNOW ALL MEN BY THESE PRESENTS:

That for and in consideration of other good and valuable consideration in hand paid to the undersigned, the receipt whereof is hereby acknowledged, the undersigned, **Daniel James Martin**, a married man, Whose address is 4863 N. LAKE DR. WHITEFISH BAY, WI 53217 and **Gene Paul Martin**, a MARRIED man, Whose address is 444 Sunset Lake Cir Chelsea, AL 35043 hereby remises, releases, quitclaims, grants, sells, and conveys to unto, **Shirley A. Martin** whose address is 444 Sunset Lake Cir Chelsea, AL 35043 (hereinafter called Grantee) all his/her right, title, interest and claim in or to the following-described real estate, situated in **Shelby County, Alabama**, having a property address of: **180 Scarlett Lane, Chelsea, AL 35043** to wit:

Lot 19, according to the Survey of Chesser Plantation, Phase I, Sector 2. as recorded in Map Book 33, Page 121, in the Probate Office of Shelby County, Alabama.

This does not constitute the homestead property of the Grantors or their spouses

To have and to hold the said Grantee forever. Given under hand and seal, this 29th day of July, 2022

Gene Paul Martin
Gene Paul Martin

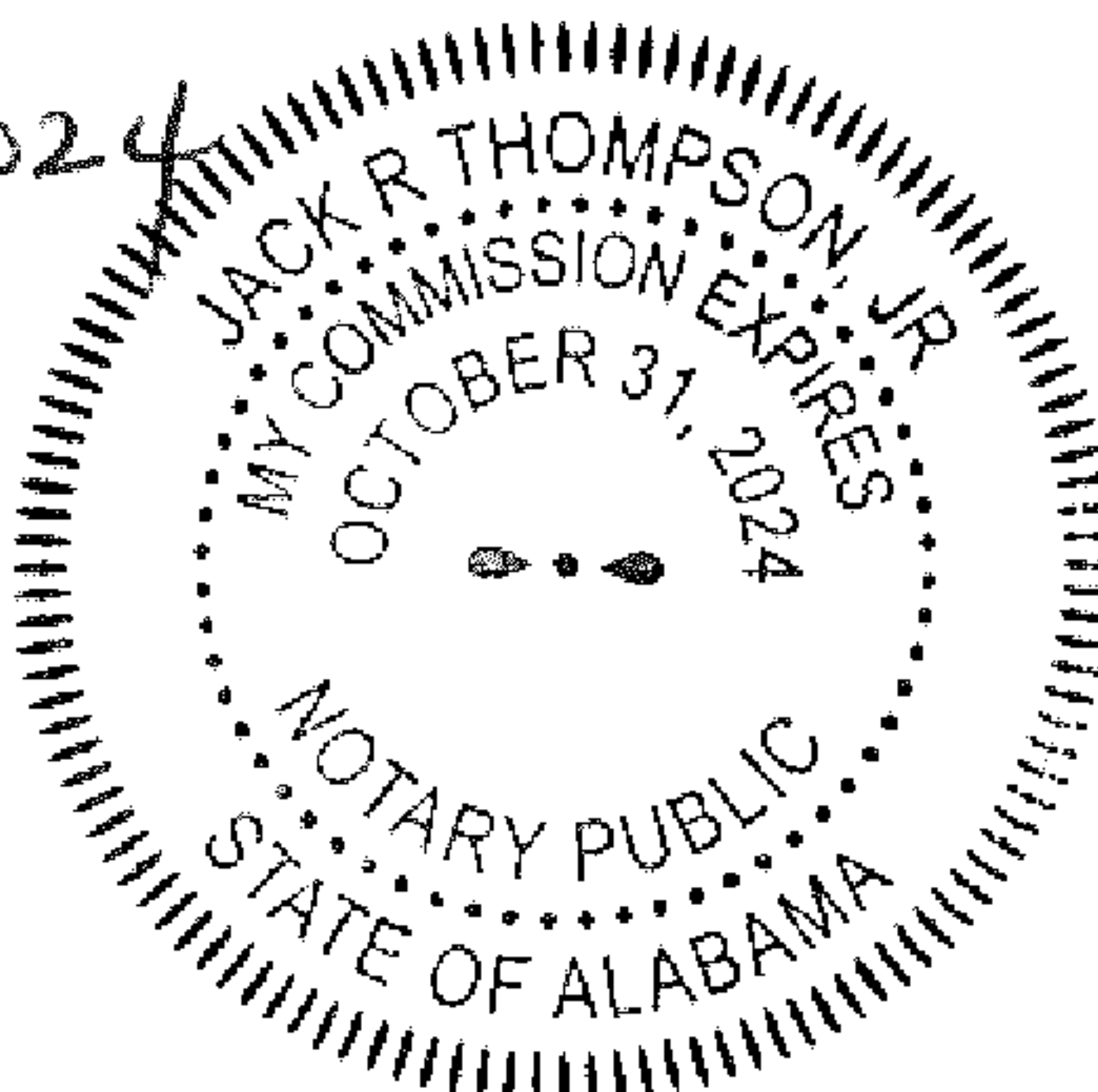
STATE OF Alabama)
Jetterson COUNTY)

I, Jack R. Thompson Jr., a Notary Public in and for said county in said state, hereby certify that Gene Paul Martin whose names is/are signed to the foregoing conveyance and who is/are known to me, acknowledged before me on this day that, being informed of the contents of this conveyance, he, she, they executed the same voluntarily.

WITNESS my hand and official seal in the county and state aforesaid this the 29th day of July, 2022

My Commission Expires: 10/31/2024

Jack R. Thompson Jr.
Notary Public
(SEAL)



Given under hand and seal, this 26 day of July, 2022

Daniel James Martin
Daniel James Martin

STATE OF Illinois)
Sangamon COUNTY)

I, Michelle Keokham a Notary Public in and for said county in said state, hereby certify that Daniel Martin whose names is/are signed to the foregoing conveyance and who is/are known to me, acknowledged before me on this day that, being informed of the contents of this conveyance, he, she, they executed the same voluntarily.

WITNESS my hand and official seal in the county and state aforesaid this the 26 day of July, 2022

My Commission Expires:

Michelle Keokham
Notary Public
(SEAL)



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

Grantor's Name Daniel James Martin & Gene Paul Martin
 Mailing Address 444 Sunset Lane Cir.
Chelsea, AL 35043

Grantee's Name Shirley A Martin
 Mailing Address 1801 Scarlet Ln
Chelsea AL 35043

Property Address 180 Scarlet Lane
Chelsea, AL 35043

Date of Sale _____
 Total Purchase Price \$ N/A

or
 Actual Value \$ _____

or
 Assessor's Market Value \$ 219,100.00



Filed and Recorded
 Official Public Records
 Judge of Probate, Shelby County Alabama, County
 Clerk
 Shelby County, AL
 08/02/2022 08:16:21 AM
 \$29.00 JOANN
 20220802000300750

Purchase price or actual value claim 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 To Clear Title Chain

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 7/20/22

Print Jennine H. [Signature]

Unattested

Sign [Signature]

(verified by)

(Grantor/Grantee/Owner/Agent) circle one

Form RT-1