

THIS INSTRUMENT WAS PREPARED BY:
VICKI N. SMITH, ATTORNEY AT LAW
POST OFFICE BOX 250
COLUMBIANA, ALABAMA 35051

SEND TAX NOTICE TO:
MAYBERRY PROPERTIES LLC
4334 HIGHWAY 69
CHELSEA, ALABAMA 35043

THIS DEED WAS PREPARED WITHOUT BENEFIT OF TITLE OPINION OR SURVEY.

QUIT CLAIM DEED



20220818000324580 1/2 \$26.00
Shelby Cnty Judge of Probate, AL
08/18/2022 12:18:35 PM FILED/CERT

STATE OF ALABAMA }
SHELBY COUNTY }

KNOW ALL MEN BY THESE PRESENTS, That in consideration of SIX HUNDRED DOLLARS (\$600.00) to MARK CHAPMAN in hand paid by MAYBERRY PROPERTIES LLC the receipt whereof is hereby acknowledged, I, Mark Chapman do remise, release, quit claim and convey to the said MAYBERRY PROPERTIES LLC all my right, title, interest, and claim in or to the following described real estate, to-wit:

Section 17 Township 19S Range 1 02W, COM NE COR SW1/4 SW1/4 N270.44 TO POB;
CONT N472 ELY150 SE528.28 W290 TO POB. Containing 2.30 acres.
Identified as tax parcel 10 4 17 0 001 017.000.

Subject to Easements and Restrictions of Record.
Subject to taxes for 2022 and thereafter.

Situated in SHELBY COUNTY, ALABAMA

TO HAVE AND TO HOLD to the said MAYBERRY PROPERTIES LLC, theirs and assigns forever.

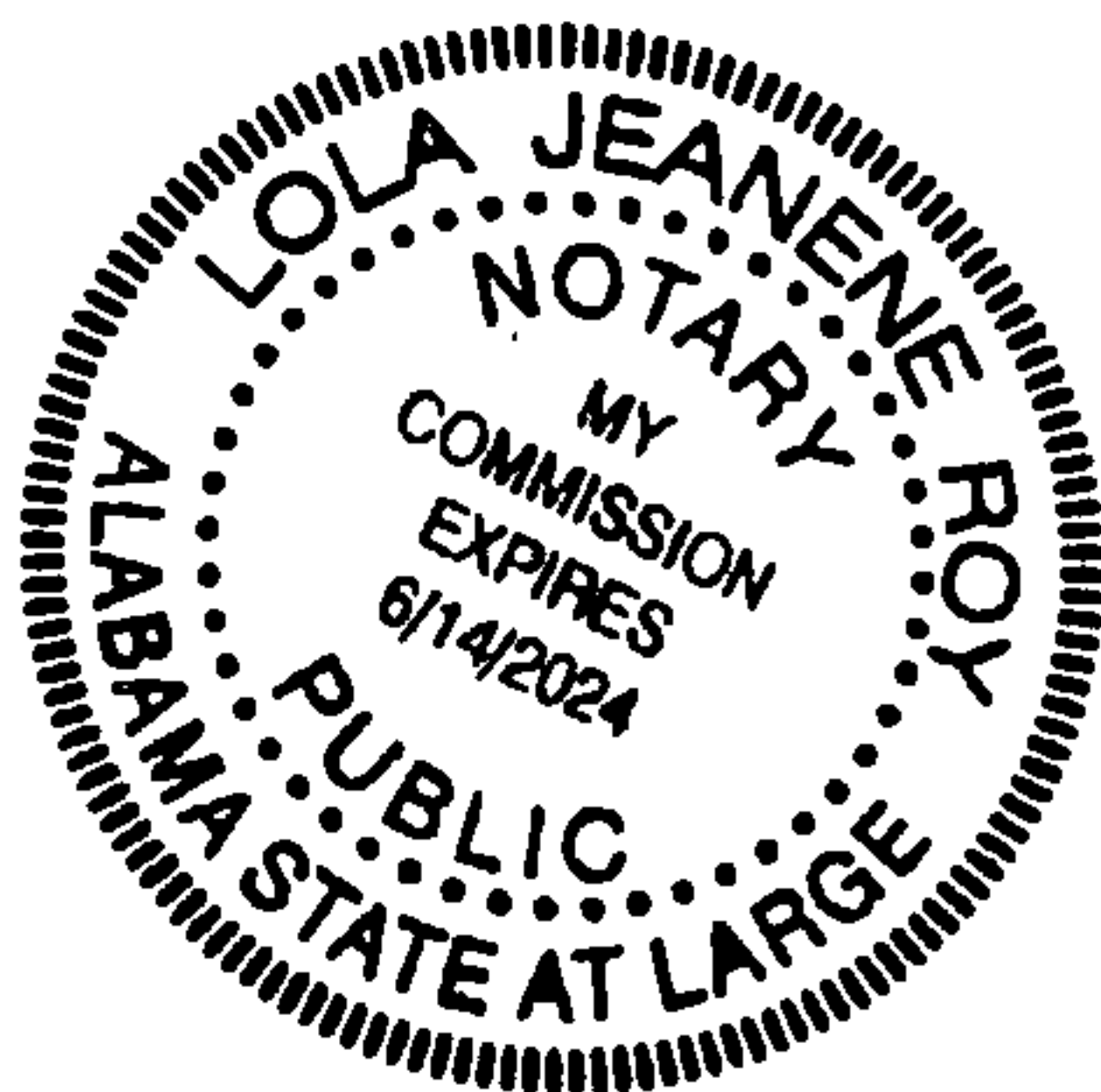
Given under my hand and seal this 8th day of August, 2022.

Mark Chapman
MARK CHAPMAN

STATE OF ALABAMA }
Jefferson COUNTY }

I, THE UNDERSIGNED, a Notary Public in and for said County is said State, hereby certify that MARK CHAPMAN, 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, this 8th day of August, 2022.



Lola Jeanene Roy
NOTARY PUBLIC
MY COMMISSION EXPIRES:
6/14/2024

Shelby County, AL 08/18/2022
State of Alabama
Deed Tax: \$1.00

Real Estate Sales Validation Form

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

Grantor's Name Mark Chipman
Mailing Address 1678 Montgomery Hwy
Suite 104 PAB-287
Vestavia, AL 35216

Grantee's Name Mayberry Properties LLC
Mailing Address 4334 Highway
Chickasha, AL 36043

Property Address Section 17 Township 19S Range 1
104 17 0 001 011.00

Date of Sale 8/18/22
Total Purchase Price \$ 4600.00
or
Actual Value \$ _____
or
Assessor's Market Value \$ _____

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 Verbal
 Closing Statement
 Appraisal
 Other

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 8/18/22

Print Joan Davis, Member

Sign Joan Davis
(Grantor/Grantee/Owner/Agent) circle one

Unattested 
20220818000324580 2/2 \$26.00
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