



20220913000355030 1/4 \$82.50
Shelby Cnty Judge of Probate, AL
09/13/2022 09:56:49 AM FILED/CERT

Prepared By: |
Glen D. Lee |

After Recording Return To:
50 Seale Road |
Calera, Alabama 35040 |

SPACE ABOVE THIS LINE FOR RECORDER'S USE

QUITCLAIM DEED

On September 9, 2022 THE GRANTOR(S),

- Glen D. Lee, a single person

for and in consideration of: One Dollar (\$1.00) and/or other good and valuable consideration conveys, releases and quitclaims to the GRANTEE(S):

- Stephanie L Moore, a single person, residing at 116 Hidden Springs Drive, Columbiana, Shelby County, Alabama 35051

- Glen D Lee, a single person, residing at 50 Seale Road, Calera, Shelby County, Alabama 35040

as joint tenants with rights of survivorship, the following described real estate, situated in Calera, in the County of Shelby, State of Alabama

Legal Description: See attached *Exhibit A*

Grantor does hereby convey, release and quitclaim all of the Grantor's rights, title, and interest in and to the above described property and premises to the Grantee(s), and to the Grantee(s) heirs and assigns forever, so that neither Grantor(s) nor Grantor's heirs, legal representatives or assigns shall have, claim or demand any right or title to the property, premises, or appurtenances, or any part thereof.

Tax Parcel Number: 34 2 03 0 000 001.007

Shelby County, AL 09/13/2022
State of Alabama
Deed Tax: \$51.50

Mail Tax Statements To:
Glen D. Lee
50 Seale Road
Calera, Alabama 35040


20220913000355030 2/4 \$82.50
Shelby Cnty Judge of Probate, AL
09/13/2022 09:56:49 AM FILED/CERT

[SIGNATURE PAGE FOLLOWS]

Property Address:
50 Seale Road
Calera, AL 35040

FMV = \$ 102,760

1/2 = \$ 51,380



20220913000355030 3/4 \$82.50
Shelby Cnty Judge of Probate, AL
09/13/2022 09:56:49 AM FILED/CERT

Grantor Signatures:

DATED: 9-9-22

Glen D. Lee
50 Seale Road
Calera, Alabama, 35040

STATE OF ALABAMA, COUNTY OF SHELBY COUNTY, ss:

On this 9 day of September, 2022 before me,
Faith Lorino, personally appeared Glen D. Lee, known to me (or
satisfactorily proven) to be the persons whose names are subscribed to the within instrument and
acknowledged that they executed the same as for the purposes therein contained.

In witness whereof I hereunto set my hand and
official seal.



Notary Public

Financial Relationship Consultant
Title (and Rank)

My commission expires Dec 7, 2025

EXHIBIT "A"



20220913000355030 4/4 \$82.50
Shelby Cnty Judge of Probate, AL
09/13/2022 09:56:49 AM FILED/CERT

Commence at the Southwest corner of the SW 1/4 of the SE 1/4 of Section 3, Township 24 North, Range 14 East; thence run East along the South line thereof for 319.70 feet to the point of beginning; thence 88 degrees 11 minutes 10 seconds left, run North for 218.55 feet to the Southerly right of way of Hiawatha Road; thence 70 degrees 39 minutes 25 seconds right run Northeasterly along said right of way for 67.34 feet to the Southerly right of way of Shelby County Road #86; thence 41 degrees 41 minutes 37 seconds right to chord of a curve concaved to the left (having a radius of 1069.8 feet and a central angle of 5 degrees 38 minutes 38 seconds) run 105.34 feet along said chord to the Westerly right of way of Seal Road; thence 48 degrees 12 minutes 38 seconds right from said chord run Southeasterly along said last right of way a chord distance of 119.0 feet; thence 12 degrees 48 minutes 40 seconds left continue along said right of way a chord distance of 95.33 feet; thence 16 degrees 25 minutes 40 seconds left along said right of way a chord distance of 202.98 feet; thence 38 degrees 35 minutes right along said right of way for 133.37 feet; thence 98 degrees 00 minutes right run Westerly for 427.54 feet; thence 92 degrees 06 minutes 40 seconds right run Northerly for 273.0 feet to the point of beginning; being situated in Shelby County, Alabama.