

20230203000029310 1/2 \$307.00
Shelby Cnty Judge of Probate, AL
02/03/2023 01:38:56 PM FILED/CERT

This Instrument was prepared by:
(Name) Mary Mitchell
(Address) 300 Waterford Cove Trail, Calera AL 350404

ALABAMA QUIT CLAIM DEED

STATE OF ALABAMA
SHELBY COUNTY

KNOW ALL MEN BY THESE PRESENTS, That for and in consideration of the sum of TEN DOLLARS in hand paid to the undersigned, the receipt whereof is hereby acknowledged, the undersigned hereby releases, quitclaims, grants, sells and conveys to JAMES W PARKER JR (hereinafter called GRANTEE) all _____ right, title, interest, and claim in or to the following described real estate, situated in SHELBY County, Alabama, to-wit:

LOT 2, BLOCK 1 :ECKMAN SUBDIVISION" according to map recorded in MAP BOOK 3, PAGE 144.

TO HAVE AND TO HOLD to the said GRANTEES forever

Given under my hand and seal, this 20th day of January, 2023.

[Signature]

STATE OF ALABAMA
COUNTY OF Shelby)

Shelby County, AL 02/03/2023
State of Alabama
Deed Tax: \$282.00

I, the undersigned, a Notary Public in and for said County, in said State, hereby certify that James W Parker whose names are signed to the foregoing instrument, and who is known to me, acknowledged before me on this day that, being informed of the contents of the instrument, they, executed the same voluntarily on the day the same bears date.

Given under my hand this 20th day of January, 2023.

MARY H MITCHELL
Notary Public
Alabama State at Large

Mary H Mitchell
Notary Public
My Commission Expires: 6/1/2025

Real Estate Sales Validation Form

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

Grantor's Name James W Parker
Mailing Address 2164 Pelham Pkwy
Pelham, AL 35124

Grantee's Name James W Parker Jr
Mailing Address 2164 Pelham Pkwy
Pelham, AL 35124

Property Address 2164 Pelham Pkwy
Pelham, AL 35124

Date of Sale 11/20/2023
Total Purchase Price \$
or
Actual Value \$
or
Assessor's Market Value \$ 282,000



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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 Property Tax Notice

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

Print James W Parker Jr

Unattested

Sign

(verified by)

(Grantor/Grantee/Owner/Agent) circle one

Print Form