



20230630000196270 1/3 \$29.00
Shelby Cnty Judge of Probate, AL
06/30/2023 02:48:47 PM FILED/CERT

STATE OF ALABAMA)

SHELBY COUNTY)

THIS INSTRUMENT PREPARED BY:
Whit Colvin
Bishop Colvin, LLC
1910 First Avenue North
Birmingham, AL 35223

QUITCLAIM DEED

KNOW ALL MEN BY THESE PRESENTS, that in consideration of the sum of Ten & No/100 Dollars (\$10.00) and other valuable consideration to the undersigned Grantor, GERALD D. COLVIN, III, as duly appointed Personal Representative of the Estate of Kay Cannon Walker, deceased, Jefferson County Probate Case No. 20BHM00480 (herein referred to as "Grantor"), the receipt of which is hereby acknowledged, does by these remise, releases, quitclaims and conveys to REGIONS BANK AS TRUSTEE FOR KAY CANNON WALKER IRREV TRUST U/W DATED 2/24/16 (herein referred to as "Grantee") all of the right, title, interest and claim of the Estate of Kay Cannon Walker in and to the following described real estate situated in Shelby County, Alabama:

Lot 12-A, according to the Map of The Cottages of Brook Highland, as recorded in Map Book 16, Page 129, in the Probate Office of Shelby County, Alabama.

Subject to existing easements, current taxes, restrictions and covenants, set back lines and rights-of-way, if any, of record.

TO HAVE AND TO HOLD to the said Grantee forever.

This instrument is executed by Gerald D. Colvin, III solely in his representative capacity as Personal Representative of the Estate of Kay Cannon Walker, deceased, as directed by and pursuant to the terms set forth in the Last Will and Testament of Kay Cannon Walker, deceased, probated in Jefferson County Probate Court under case number 20BHM00480.

Given under my hand and seal on this the 30th day of June, 2023.

By: *Gerald D. Colvin, III* as Personal Representative
Gerald D. Colvin, III, as Personal Representative of
the Estate of Kay Cannon Walker, deceased



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STATE OF ALABAMA)

JEFFERSON COUNTY)

I, the undersigned Notary Public in and for said County, in said State, hereby certify that Gerald D. Colvin, III, whose name as Personal Representative of the Estate of Kay Cannon Walker, deceased, 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 in his capacity as such Personal Representative, executed the same voluntarily on the day the same bears date.

Given under my hand and official seal of office this 30th day of June, 2023.

My Commission Expires:

3.23.26

Andrea Ellis

Notary Public

Real Estate Sales Validation Form

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

Grantor's Name GERALD D. COLVIN III AS P/R FOR ESTATE OF KAY CANNON WALKER
Mailing Address 1910 FIRST AVENUE NORTH
BIRMINGHAM, AL 35203

Grantee's Name REGIONS BANK AS TRUSTEE FOR KAY CANNON WALKER IRREV TRUST U/W DATED 2/
Mailing Address c/o Regions Bank
P.O. Box 10463
Birmingham, AL 35202

Property Address 1852 STONE BROOK LANE
BIRMINGHAM, AL 35242

Date of Sale 06/30/2023

Total Purchase Price \$

or

Actual Value \$

or

Assessor's Market Value \$ 268,000.00

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 Tax Assessor Record

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

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 6/29/23

Print GERALD D. COLVIN, III AS PR FOR EST. OF KAY WALKER

Sign

Gerald D. Colvin, III, Personal Representative

(Grantor/Grantee/Owner/Agent) circle one

Unattested

(verified by)

Print Form

Form RT-1



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