

This Document Prepared By:
Carol Ann Stemmler - 108167
153 High Crest Road
Pelham, AL 35124

After Recording Send Tax Notice To:
Carol Ann Stemmler, Trustee, et al
153 High Crest Road
Pelham, AL 35124

Assessor's Parcel Number: 14 4 17 0 000 002.005

QUITCLAIM DEED
TITLE OF DOCUMENT

STATE OF ALABAMA

KNOW ALL MEN BY THESE PRESENTS:

Shelby COUNTY

THAT in consideration of ONE AND NO/100 DOLLARS (\$1.00), to the undersigned grantor (whether one or more), in hand paid by the grantee herein, the receipt whereof is acknowledged, I or we, **Carol Ann Stemmler and Edward F. Stemmler, wife and husband, as joint tenants, with right of survivorship**, (herein referred to as grantor, whether one or more), do hereby remise, release, quitclaim and convey to: **Carol Ann Stemmler and Edward Fredrick Stemmler, Trustees of The Stemmler Family Trust**, (herein referred to as grantee, whether one or more), the following described real estate, situated in Shelby County, Alabama, to wit:

LOT 24-A, A RESURVEY OF LOTS 24 AND 25 ACCORDING TO THE SURVEY OF OAKCREST, SECTOR TWO, AS SET OUT IN MAP BOOK 21, PAGE 120 IN THE PROBATE OFFICE OF SHELBY COUNTY, ALABAMA; BEING SITUATED IN SHELBY COUNTY, ALABAMA.

COMMONLY known as: 153 High Crest Road, Pelham, Alabama 35124

Source of Title Ref.: Warranty Deed: Recorded July 22, 2013; Instrument No. 20130722000296380

TO have and to hold to the said grantee, his, her or their heirs and assigns forever.

The land described herein (You must make a selection):

X is homestead property of the said Grantor

_____ is **NOT** homestead property of the said Grantor

IN WITNESS WHEREOF, **Carol Ann Stemmle** and **Edward F. Stemmle** have hereunto set my (our) hand(s) and seal(s), this 12th day of July, 2023

Carol Ann Stemmle
Carol Ann Stemmle

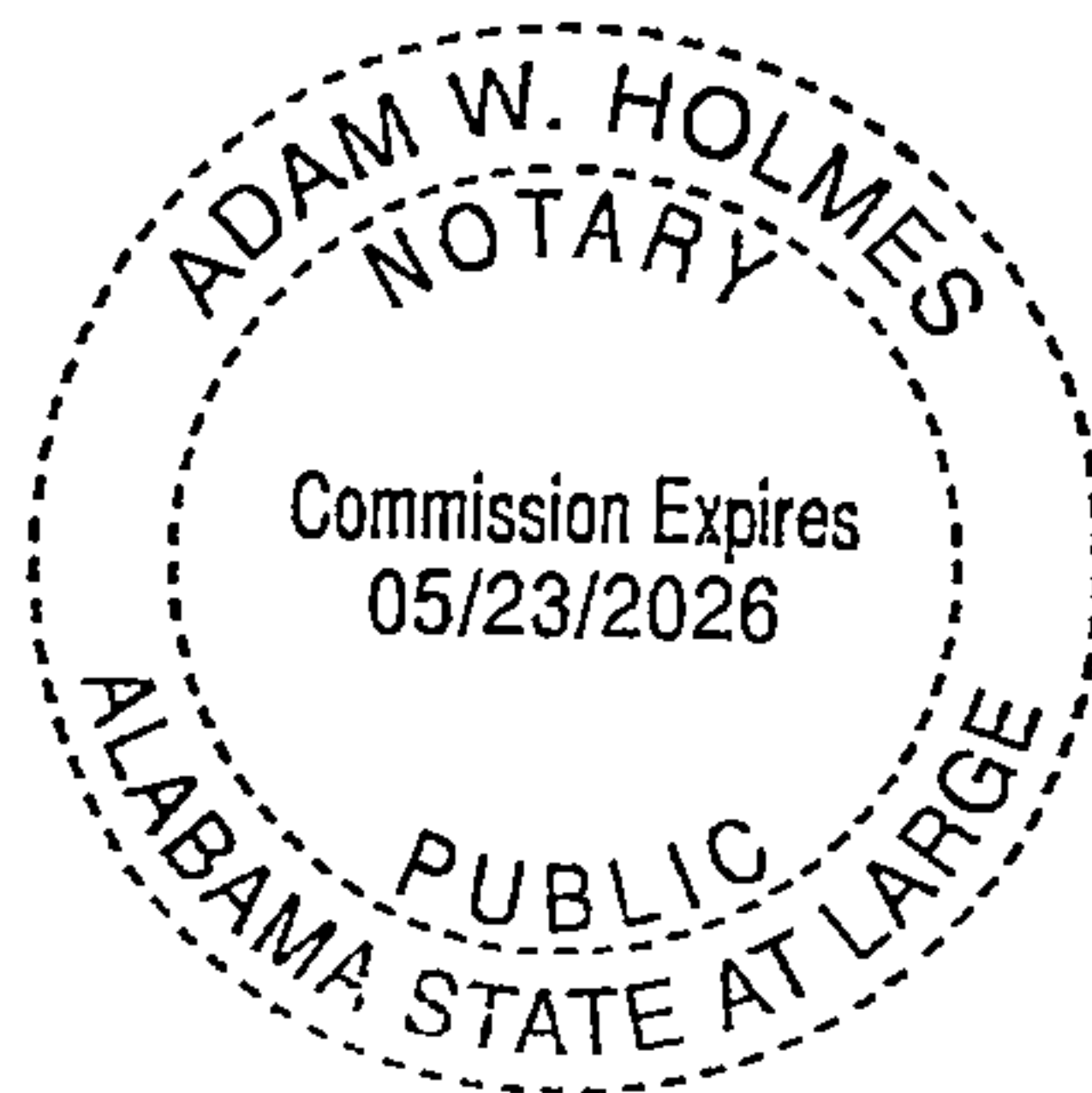
Edward F. Stemmle
Edward F. Stemmle

General Acknowledgement

STATE OF Alabama
Shelby COUNTY

I, Adam W. Holmes a Notary Public in and for said County, in said State, hereby certify that **Carol Ann Stemmle** and **Edward F. Stemmle**, whose name(s) 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 the above and foregoing conveyance, he/she/they executed the same voluntarily on the day the same bears date.

NOTARY STAMP/SEAL



Given under my hand and official seal of office this 12th day of July, 2023.

Adam W. Holmes
NOTARY PUBLIC
My Commission Expires: 05.23.2026

Real Estate Sales Validation Form*This Document must be filed in accordance with Code of Alabama 1975, Section 40-22-1*Grantor's Name Carol Ann Stemmle and Edward F. StemmleGrantee's Name Carol Ann Stemmle and Edward Fredrick Stemmle,
Trustees of The Stemmle Family TrustMailing Address 153 High Crest Road
Pelham, Alabama 35124Mailing Address 153 High Crest Road
Pelham, Alabama 35124Property Address 153 High Crest Road
Pelham, Alabama 35124Date of Sale 7-12-2023

Total Purchase Price \$ _____

or

Actual Value \$ _____

or

Assessor's Market Value \$ 502,360.00

Filed and Recorded
Official Public Records
Judge of Probate, Shelby County Alabama, County
Clerk
Shelby County, AL
07/27/2023 03:11:46 PM
\$531.50 JOANN
20230727000226020



The purchase price or actual value claimed see s. 351 can be verified in the following documentary evidence: (check one) (Recordation of documentary evidence is not required)

☐ Bill of Sale☐ Appraisal☐ Sales Contract☒ Other County Assessor's Summary☐ Closing Statement

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 7/18/2023Print Carol Ann Stemmle Valerie Ward

Unattested

Sign Valerie Ward

(verified by)

(Grantor/Grantee/Owner/Agent) circle one

Print Form

Form RT-1