


(Description supplied by Sellers. No verification of title or compliance with governmental requirements has been made by preparer of deed)

This Instrument was prepared by:
Harwell Law Firm LLC
201 Forrest Parks Road
Sterrett, AL 35147

Send Tax Notice to:
James Carl Barrett
9730 Chelsea Highway
Columbiana, AL 35051


20230804000235270 1/3 \$382.00
Shelby Cnty Judge of Probate, AL
08/04/2023 09:20:10 AM FILED/CERT

STATE OF ALABAMA)
)
SHELBY COUNTY) **QUITCLAIM DEED**
 TO ESTABLISH RIGHT OF SURVIVOTSHIP

KNOW ALL MEN BY THESE PRESENTS, That for and in consideration of the sum of ONE DOLLAR (\$1.00) and other good and valuable considerations in hand paid to **JAMES CARL BARRETT AND SANDRA DIANNE BARRETT, A MARRIED COUPLE**, (hereinafter called the Grantors), the receipt whereof is hereby acknowledged, the Grantors hereby RELEASE, QUITCLAIM, GRANT, SELL, AND CONVEY to **JAMES CARL BARRETT AND SANDRA DIANNE BARRETT**, a married couple, jointly with a right of survivorship, (hereinafter called Grantees, all of the Grantor's right, title, and interest, and claim in or to the following described real estate, situated in Shelby County, Alabama, to-wit:

See Exhibit A for Legal Description

TO HAVE AND TO HOLD unto the said Grantee for and during their joint lives and upon the death of either of them, then to the survivor in fee simple, and to the heirs and assigns for such survivor forever, together with every contingent remainder and right of reversion

Given under our hands and seals this the 3 day of Aug., 2023.

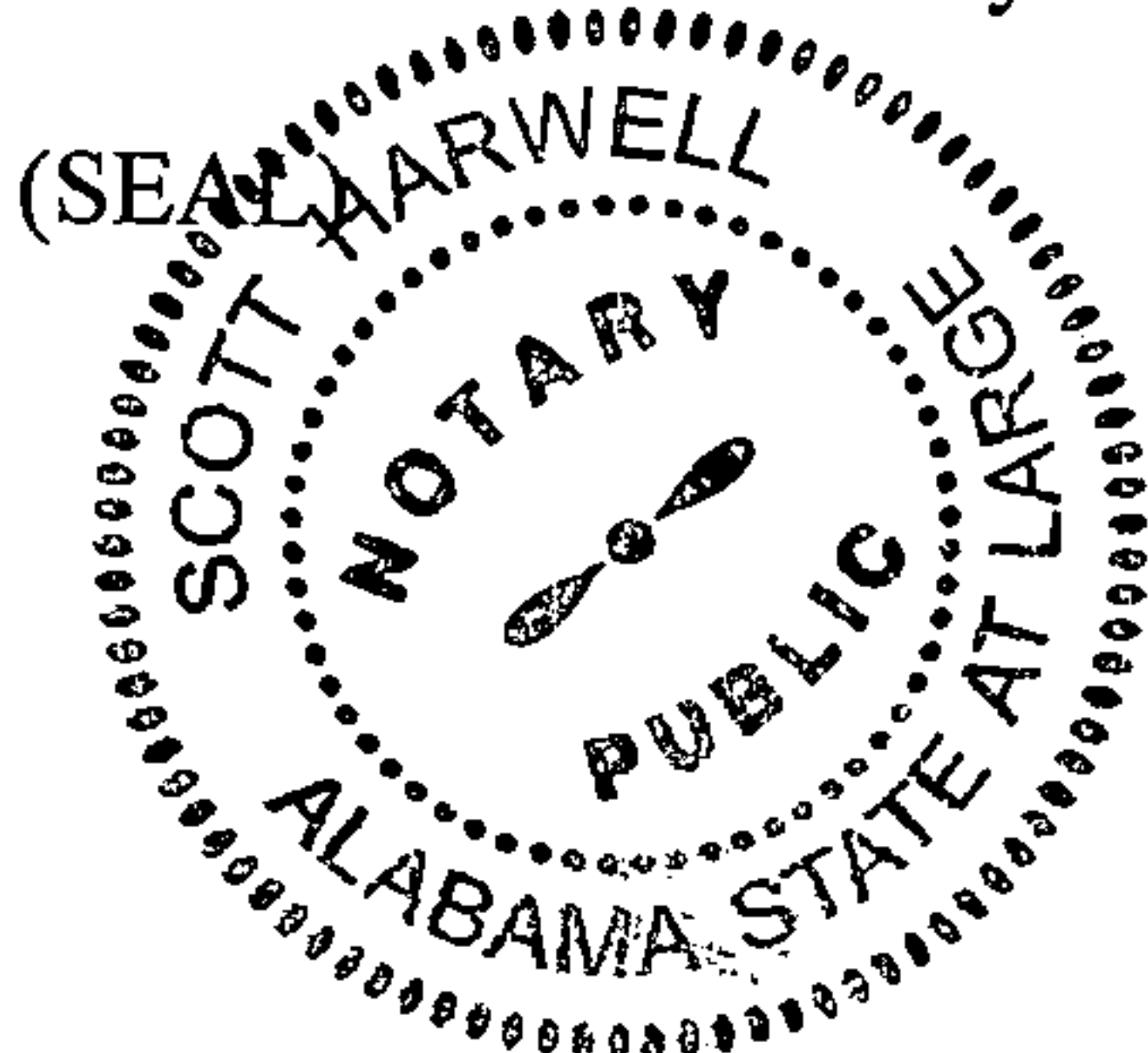
 (SEAL)
James Carl Barrett, Grantor


 (SEAL)
Sandra Dianne Barrett, Grantor

STATE OF ALABAMA)
)
SHELBY COUNTY) **ACKNOWLEDGMENT**

I, Scott Harwell, a Notary Public in and for said County, in said State, do hereby certify that **JAMES CARL BARRETT AND SANDRA DIANNE BARRETT**, whose names are signed to the foregoing conveyance, and who are known to me, acknowledged before me on this day, that, being informed of the contents of the conveyance, they executed the same voluntarily on the day the same bears date.

Given under my hand and official seal this 3rd day of August, 2023.




Notary Public
My commission expires: 2-12-25

Shelby County, AL 08/04/2023
State of Alabama
Deed Tax: \$354.00



20230804000235270 2/3 \$382.00
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EXHIBIT "A"
LEGAL DESCRIPTION

A parcel of land in the SW 1/4 of the SW 1/4 of Section 2, Township 20 South, Range 1 West, Shelby County, Alabama, described as follows: Commence at the Southeast corner of the SW 1/4 of the SW 1/4 of Section 2, Township 20 South, Range 1 West, and run North along the East line of said 1/4-1/4 1091.68 feet to a point on the Northwestern right of way line of a 50 foot Plantation Gas Pipeline right of way, said point being the point of beginning of the parcel of land herein described; thence continue North along last named course 224.44 feet to the Northeast corner of said 1/4-1/4; thence left 90 degrees 36 minutes and run West along the North line of said 1/4-1/4 100.09 feet to a point on the Southeasterly right of way line of Shelby County Road No. 47; thence left 54 degrees 03 minutes and run Southwesterly along said Southeasterly right of way 425.39 feet to a point of curve to the right having a radius of 2000 feet and an interior angle of 3 degrees and 47 minutes 43 seconds; thence continue Southwesterly along said curve to the right 132.48 feet to a point of intersection with the Northwest right of way line of Plantation Gas Pipeline right of way; thence left 57 degrees 23 minutes 09 seconds and run Northeasterly along said Northwestern right of way line 483.98 feet to the point of beginning; being situated in the SW 1/4 of the SW 1/4 of Section 2, Township 20 South, Range 1 West, Shelby County, Alabama.

Real Estate Sales Validation Form

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

Grantor's Name Sandra Barrett
Mailing Address 9730 Chelsea Rd
Columbiana, AL 35051

Grantee's Name James C Barrett
Mailing Address 9130 Chelsea Rd
Columbiana AL

Property Address 9730 Chelsea Rd
Columbiana AL
35051

Date of Sale _____
Total Purchase Price \$ _____
or
Actual Value \$ _____
or
Assessor's Market Value \$ 353,900

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

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 a

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 8/4/23

Print Sandra Barrett

Unattested

(verified by)

Sign [Signature]
(Grantor/Grantee/Owner/Agent) circle one

Form RT-1

20230804000235270 3/3 \$382.00
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