



20231003000295540 1/2 \$525.50  
Shelby Cnty Judge of Probate, AL  
10/03/2023 12:22:36 PM FILED/CERT

STATE OF ALABAMA )  
COUNTY OF SHELBY )

**QUITCLAIM DEED**

KNOW ALL MEN BY THESE PRESENTS, That in consideration of Ten and 00/100s (\$10.00) Dollars and other good and valuable consideration to the undersigned GRANTORS, in hand paid by the GRANTEES herein, the receipt of which is hereby acknowledged, we, Burton Lee Klein, and wife, Cynthia Ann Klein, the said GRANTORS, do by these presents hereby remise, release, quit claim, grant, bargain, sell and convey unto Burton Lee Klein and Cynthia Ann Klein, Trustees of the Burton Lee Klein and Cynthia Ann Klein Management Trust dated April 12, 2022, and ant amendments thereto, hereinafter referred to as GRANTEES, all of our right, title, interest and claim in and to the following described real estate situated in Shelby County, Alabama to wit:

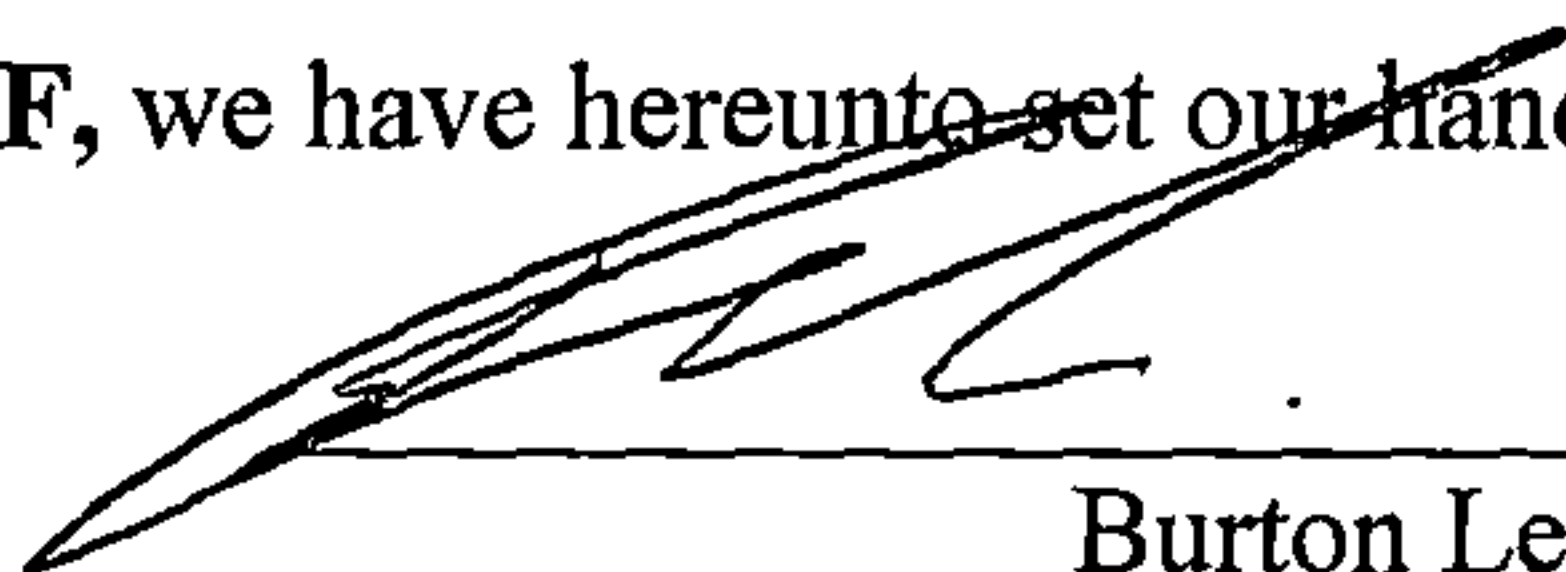
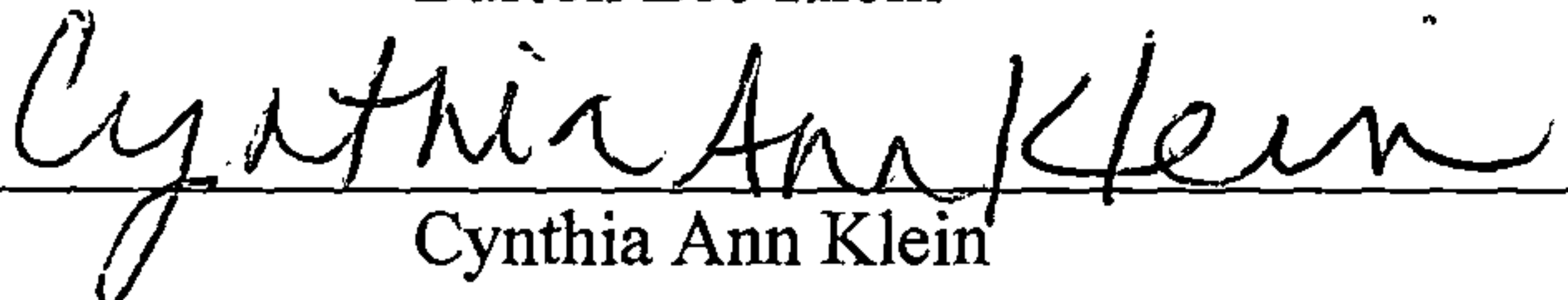
LOT 22, ACCORDING TO THE SURVEY OF HIGH CHAPPARRAL, 1<sup>ST</sup> SECTOR, AS RECORDED IN MAP BOOK 12, PAGE 57 A & B, IN THE PROBATE OFFICE OF SHELBY COUNTY, ALABAMA

The above described real estate does constitute the homestead of the Grantors and will continue to be the homestead of the parties but will be owned in their revocable Management Trust.

**TO HAVE AND TO HOLD**, unto the said GRANTEES, and their assigns, forever.

IN WITNESS WHEREOF, we have hereunto set our hands and seals this 12<sup>th</sup> day of April, 2022.

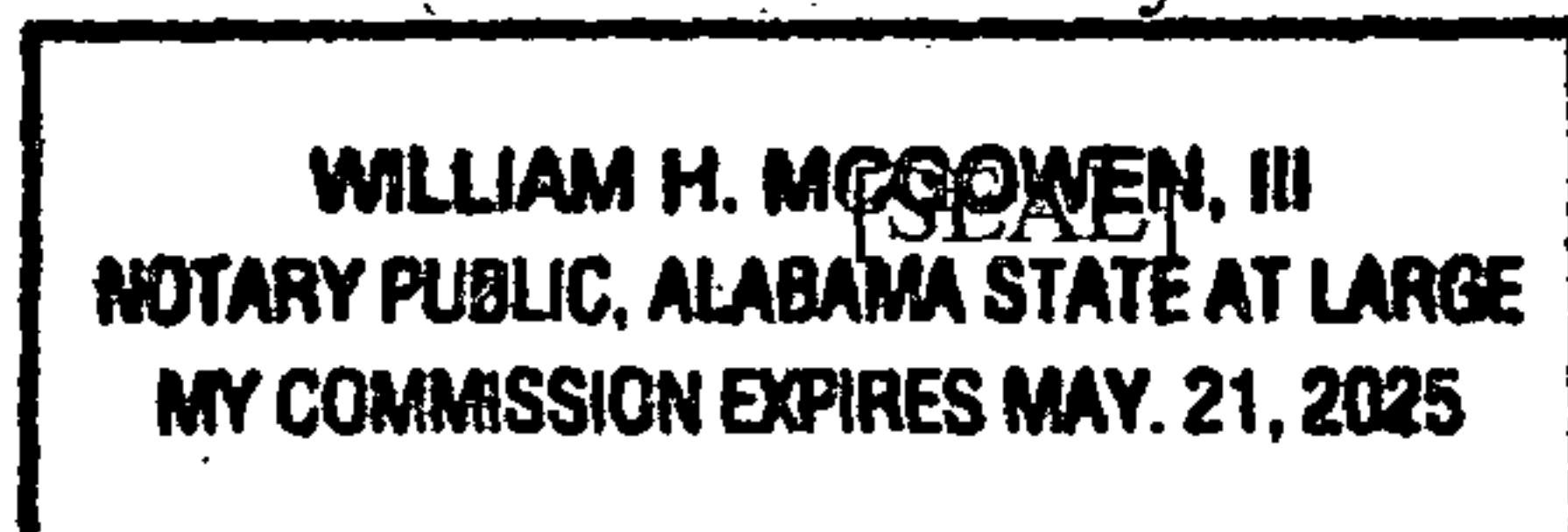
SEAL

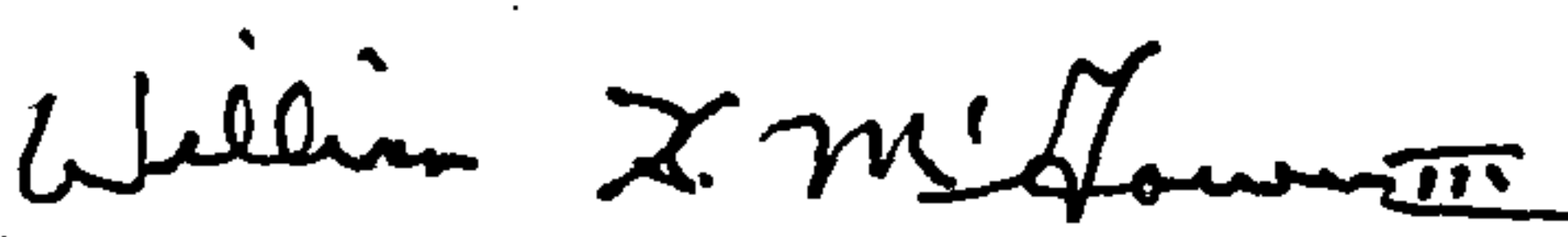
  
Burton Lee Klein  
  
Cynthia Ann Klein

STATE OF ALABAMA )  
COUNTY OF JEFFERSON )

I, William H. McGowen, III, a Notary Public in and for the State of Alabama at Large, hereby certify that Burton Lee Klein, and wife, Cynthia Ann Klein, 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 this conveyance, they executed the same voluntarily and with full authority to do so on the day the same bears date.

Given under my hand and official seal this 12<sup>th</sup> day of April, 2022.



  
Notary Public, State of Alabama at Large  
My Commission Expires: May 21, 2025

This instrument was prepared by:  
William H. McGowen, III  
3415 Independence Drive, Ste. 220  
Birmingham, AL 35209

Continue to Send Tax Notice To: Burton Lee Klein  
16 High Mesa Circle  
Chelsea, AL 35043

Shelby County, AL 10/03/2023  
State of Alabama  
Deed Tax: \$499.50





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## Real Estate Sales Validation Form

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

Grantor's Name Burton Lee Klein  
Mailing Address Cynthia Ann Klein  
16 High Mesa Circle  
Chelsea, AL

Grantee's Name Burton Lee Klein and  
Mailing Address Cynthia Ann Klein  
Management Trust  
16 HIGH MESA CIRCLE

Property Address 16 High Mesa Circle  
Chelsea, AL  
35043

Date of Sale \_\_\_\_\_  
Total Purchase Price \$ \_\_\_\_\_  
or  
Actual Value \$ \_\_\_\_\_  
or  
Assessor's Market Value \$ 499,010

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 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 10/3/23

Print William H. McGowan III

Unattested

Sign William H. McGowan III

(verified by)

(Grantor/Grantee/Owner/Agent) circle one