

This instrument was prepared by:
Jeff W. Parmer
Law Offices of Jeff W. Parmer, LLC
2204 Lakeshore Drive, Suite 125
Birmingham, Alabama 35209

Send Tax Notice To:
N.N., LLC
500 Southland Drive, Suite 212
Birmingham, AL 35226

Quit Claim Deed
[Title Not Examined. No Opinion Expressed.]

STATE OF ALABAMA)
COUNTY OF JEFFERSON)

KNOW ALL MEN BY THESE PRESENTS,

That in consideration of TEN DOLLARS and NO/100 (\$10.00) and other good and valuable consideration to the undersigned Grantor in hand paid by the Grantee herein, the receipt whereof is acknowledged, the undersigned, **Sylvia B. Ricker and Dallas R. Riker, wife and husband** (herein referred to as Grantors), do grant, bargain, sell and convey unto N.N., LLC (herein referred to as Grantee) the following described real estate situated in **Shelby** County, Alabama to-wit:

See Attached Exhibit "A" This deed is necessary to convey that portion of the property owned by grantor's which overlaps the property owned by N.N., LLC


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


Property Address: **23 Triple W Lane, Birmingham, AL 35242**

\$0.00 of the purchase price was paid from a mortgage recorded simultaneously herewith.

TO HAVE AND TO HOLD unto the said Grantee, its successors and assigns forever.

IN WITNESS WHEREOF, the undersigned have hereto set their hands and seals this the 11th day of October, 2023.


Sylvia B. Riker


Dallas R. Riker

STATE OF ALABAMA)
COUNTY OF JEFFERSON)

I, the undersigned, a Notary Public in and for said County in said State, hereby certify that **Sylvia B. Ricker and Dallas R. Riker**, whose names are signed to the foregoing instrument and who are known to me, acknowledged before me on this day, that being informed of the contents of the foregoing instrument, they executed the same voluntarily on the day the same bears date.

Given under my hand and official seal this the 11th day of October, 2023.


Notary Public

Commission Expiration: 09/13/2024

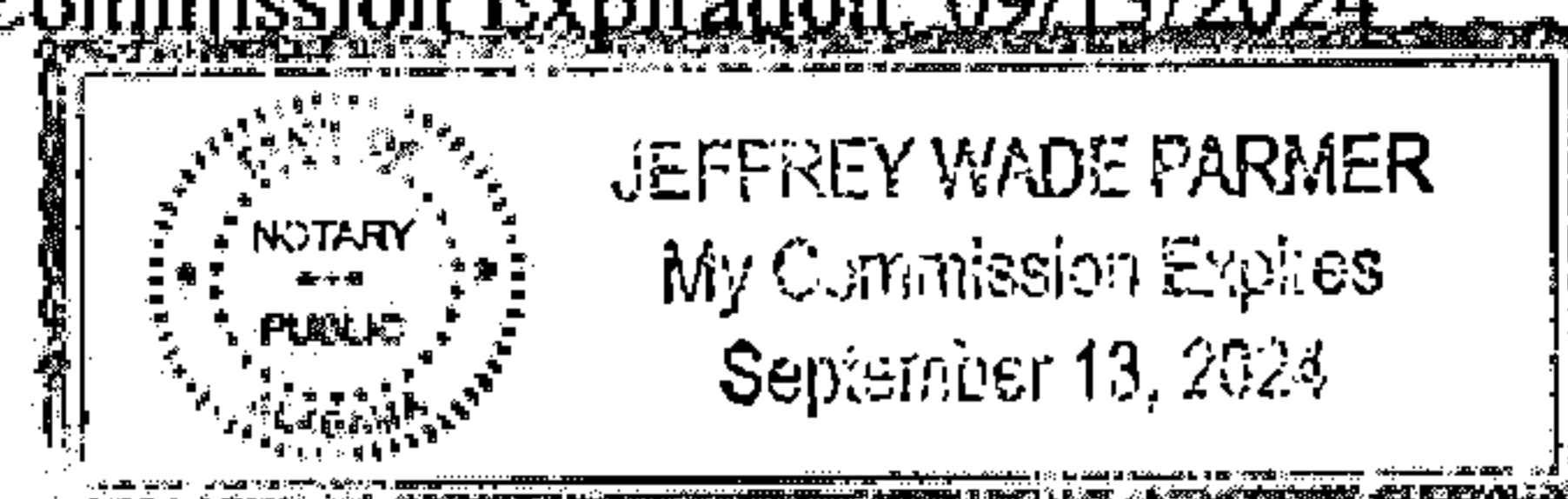


Exhibit A

Legal Description

A TRACT OF LAND SITUATED IN THE NORTHEAST QUARTER OF THE NORTHWEST QUARTER OF SECTION 7, TOWNSHIP 19 SOUTH, 1 WEST, SHELBY COUNTY. ALABAMA; COMMENCE AT A FOUND IRON (5 8" REBAR) AT THE SOUTHEAST CORNER OF SAID QUARTER-QUARTER SECTION: THENCE RUN SOUTH 88°57'04" WEST ALONG SAID QUARTER - QUARTER SECTION LINE FOR 504.46 FEET TO A FOUND IRON (CAPPED #18664); THENCE CONTINUE SOUTH 88°57'04" WEST ALONG SAID QUARTER-QUARTER SECTION LINE FOR 184.41 FEET TO THE POINT OF BEGINNING; THENCE CONTINUE SOUTH 88°57'04" WEST ALONG SAID QUARTER-QUARTER SECTION LINE FOR 50.55 FET TO A FOUND IRON (CAPPED # 18664); THENCE RUN NORTH 20°30'59" EAST FOR 69.47 FEET TO A FOUND IRON (CAPPED GILBERT); THENCE RUN NORTH 88 DEGREES 53 MINUTES 16 SECONDS EAST FOR 62.45 FEET; THENCE RUN SOUTH 29 DEGREES 00 MINUTES 34 SECONDS WEST FOR 74.72 FEET TO THE POINT OF BEGINNING.

According to the Survey by Arrington Engineering, Jeff D. Arrington Lic. No. 18664, dated October 4, 2023.

Real Estate Sales Validation Form*This Document must be filed in accordance with Code of Alabama 1975, Section 40-22-1*

Grantor's Name Sylvia B. Ricker and Dallas R. Ricker
 Mailing Address 4141 Eagle Crest Drive
Birmingham, AL 35242

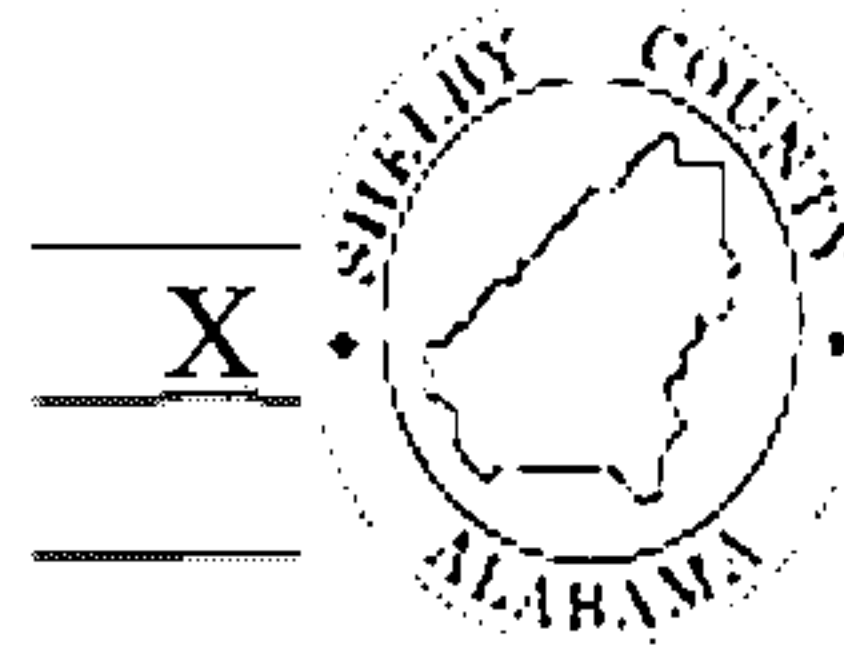
Grantee's Name N.N., LLC
 Mailing Address 500 Southland Drive, Suite 212
Birmingham, AL 35226

Property Address 23 Triple W Lane
Birmingham, AL 35242

Date of Sale October 11, 2023
 Total Purchase Price \$10,000.00
 Or
 Actual Value \$
 Or
 Assessor's Market Value \$

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



Filed and Recorded
 Official Public Records
 Judge of Probate, Shelby County Alabama, County
 Clerk
 Shelby County, AL
 10/12/2023 08:05:06 AM
 \$38.00 JOANN
 20231012000302320

Allen S. Bayl

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 10-11-2023 Print Jeff W. Parmer

☐ Unattested

(verified by)

Sign Jeff W. Parmer
 (Grantor/Grantee/ Owner/Agent) circle one

Form RT-1