

This instrument was prepared by:  
Justin Smitherman, Esq.  
173 Tucker RD STE 201  
Helena, AL 35080

Send Tax Notice to:  
The Estate of  
Joseph Benjamin Denham Jr.  
725 West St.  
Montevallo, AL 35115

STATE OF ALABAMA  
SHELBY COUNTY

}

QUITCLAIM DEED

KNOW ALL MEN BY THESE PRESENTS, That for TEN and 0/100 (\$10.00) DOLLARS and other good consideration, the receipt whereof is hereby acknowledged, the Grantor, **Robert E. Jemison**, a married man (hereinafter referred to as Grantor, whether one or more) hereby RELEASES, QUITCLAIMS, GRANTS, SELLS, AND CONVEYS unto the Grantee, **The Estate of Joseph Benjamin Denham Jr., deceased, Shelby County Case No. PR-2023-000244** (hereinafter referred to as Grantee, whether one or more), all of the Grantor's rights, title, interests, and claims in or to the following described real estate, situated in Shelby County, Alabama, to-wit:

Lots 6, 7, 8, 9, 10, and 11 Block 71, according to the J. H. Dunstan's map of the town of Calera, Alabama, which map is on file in the Probate Office of Shelby County, Alabama.

TO HAVE AND TO HOLD the above described property to said GRANTEE forever.

THIS DEED WAS PREPARED FROM DATA FURNISHED BY THE GRANTOR, NO TITLE EXAMINATION WAS REQUESTED OR UNDERTAKEN, THE PREPARER OF THIS INSTRUMENT HAS NOT REVIEWED THE STATUS OF TITLE ON THIS PROPERTY, HAS NOT BEEN EMPLOYED TO DO SO, AND ACTS ONLY AS THE DRAFTER OF THIS INSTRUMENT.

This deed is being recorded to perfect title.

This property is not the homestead of GRANTOR or GRANTOR'S spouse.

**SIGNATURES APPEAR ON THE FOLLOWING PAGE.**

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IN WITNESS WHEREOF I sign my hand, this the 7 day of  
November, 2023.

Robert E. Jemison  
Robert E. Jemison

STATE OF Alabama  
COUNTY OF Shelby

}

SS:

I, the undersigned, a Notary Public, in and for said County and State, hereby certify that  
**Robert E. Jemison**, whose name 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 Instrument, he/she  
signed his/her name voluntarily on the day the same bears date.

IN WITNESS WHEREOF, I have hereunto set my hand and seal this the 7 day of  
November, 2023.

Ryan K. Miller  
Notary Public  
My Commission Expires: \_\_\_\_\_ MY COMMISSION EXPIRES DECEMBER 8, 2025



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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 Robert E. JemisonGrantee's Name The Estate of Joseph Benjamin Denham, Jr.Mailing Address 8561 HWY 31  
Calera, AL 35040Mailing Address 725 West St.  
Montevallo, AL 35115Property Address 0 18<sup>th</sup> St.  
Calera, AL 35040

Date of Sale \_\_\_\_\_, 20\_\_\_\_

Total Purchase Price \$ \_\_\_\_\_

Or

Actual Value \$ \_\_\_\_\_

Or

Assessor's Market Value \$61,250.00

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☐ Appraisal☐ Sales Contract☒ Other: No Tax Due-Deed being recorded to perfect title☐ 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 \_\_\_\_\_, 20\_\_\_\_

Print: Robert E. Jemison

☐ Unattested

Sign \_\_\_\_\_

(verified by)

(Grantor/Grantee/ Owner/Agent) circle one

**Filed and Recorded****Official Public Records****Judge of Probate, Shelby County Alabama, County Clerk****Shelby County, AL****11/07/2023 01:25:17 PM****\$29.00 BRITTANI****20231107000327780****FORM RT-1***Allen S. Bayl*