

This Instrument was prepared by:  
John M. Alford  
100 Brook Drive Suite D  
Helena, AL 35080

**QUIT CLAIM DEED**

STATE OF ALABAMA            )  
SHELBY COUNTY             )

KNOW ALL MEN BY THESE PRESENTS, That for and in consideration of the sum of Ten Dollars (\$10.00) in hand paid to the undersigned, and other good and valuable consideration, the receipt whereof is hereby acknowledged, the undersigned STEVEN FRANK CAMERON (hereinafter called grantor), hereby releases, quitclaims, grants, sells and conveys to WEATHERLY RESIDENTIAL ASSOCIATION, INC., an Alabama not-for-profit Corporation , (hereinafter called grantee) all of his right, title, interest, and claim in or to the following described real estate, situated in Shelby County, Alabama, to-wit:

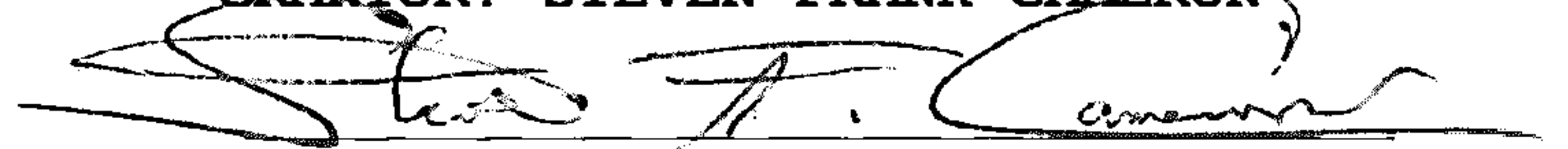
PARCEL ID #149313001093.002

LEGAL DESCRIPTION: WEATHERLY BROADMOOR ABBEY SECTOR 26 LA B MB21 MP001 DIM  
425.29X80 S31T20S R02W

TO HAVE AND TO HOLD to the said GRANTEES as joint tenants with right of survivorship forever.

Given under my hand and seal, this 17<sup>th</sup> day of January, 2024.

GRANTOR: STEVEN FRANK CAMERON



WITNESSES:

_____	_____ (SEAL)
_____	_____ (SEAL)

[ACKNOWLEDGEMENT ON THE FOLLOWING PAGE]

STATE OF ALABAMA  
SHELBY COUNTY

)  
)

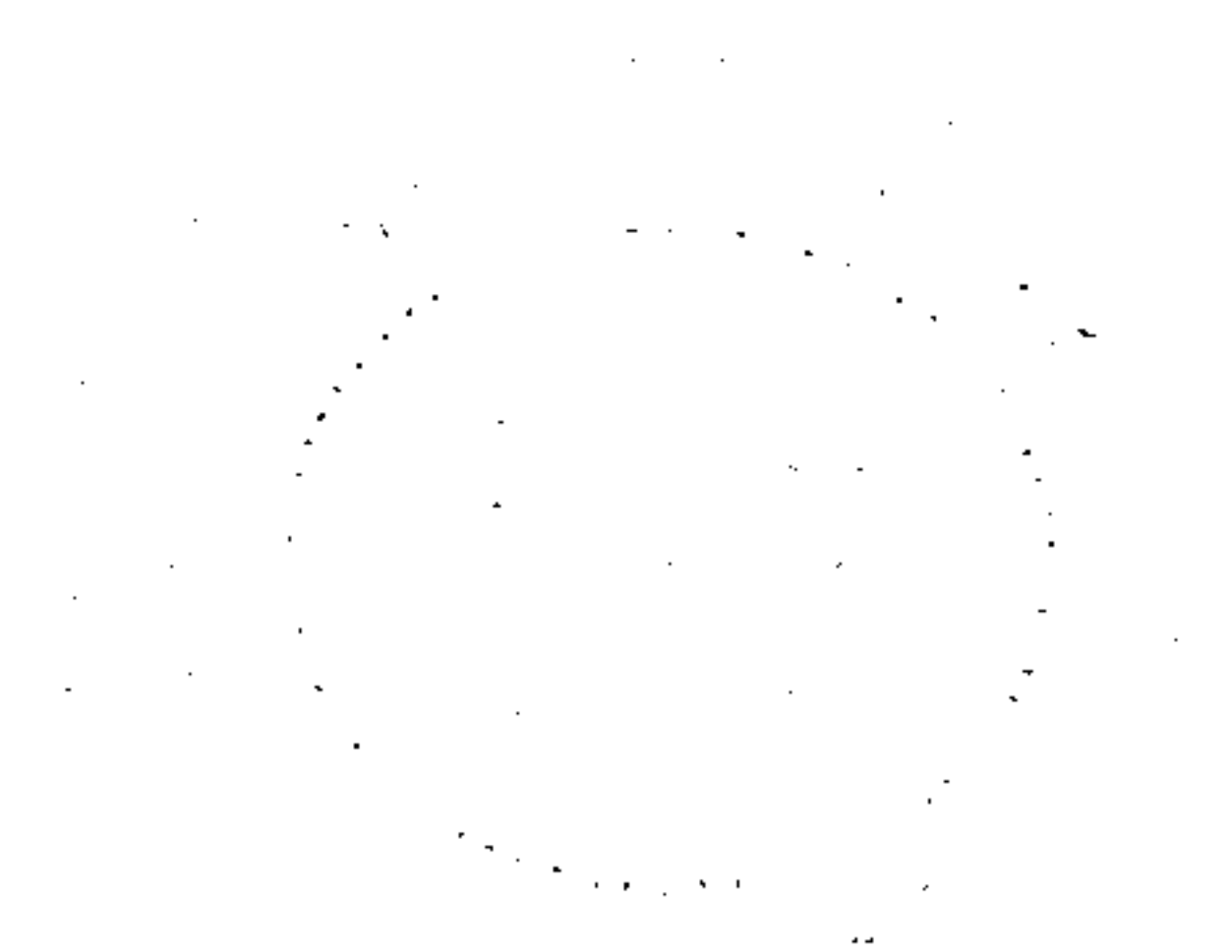
I, the undersigned, a Notary Public in and for said County, in said State, hereby certify that STEVEN FRANK CAMERON, whose name is signed to the foregoing instrument, acknowledged before me on this day that, being informed of the contents of the instrument, he, executed the same voluntarily on the day the same bears date.

Given under my hand this 17 day of January, 2024.

  
\_\_\_\_\_  
Notary Public

My Commission Expires: \_\_\_\_\_

John M. Alford  
Notary Public, Alabama State At Large  
My Commission Expires March 28, 2026





Filed and Recorded  
 Official Public Records  
 Judge of Probate, Shelby County Alabama, County  
 Clerk  
 Shelby County, AL  
 01/18/2024 10:26:24 AM  
 \$32.00 JOANN  
 20240118000013570

*Allen S. Byrd*

### Real Estate Sales Validation Form

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

Grantor's Name STEVEN FRANK CAMERON  
 Mailing Address 204 IVY BROOK TRAIL  
PELHAM, AL 35214

Grantee's Name WEATHERLY RES. ASSN. INC.  
 Mailing Address PO BOX 890  
ALABASTER, AL 35007

Property Address PARCEL ID  
58149313001093.002  
NO STREET ADDRESS

Date of Sale 1.17.24  
 Total Purchase Price \$  
 or  
 Actual Value \$  
 or  
 Assessor's Market Value \$ 3850

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 Sale

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 1.18.24

Print JOHN M. ALFORD

☒ Unattested

Sign

(verified by)

(Grantor/Grantee/Owner/Agent) circle one

**Form RT-1**