



20240212000034150 1/3 \$35.50  
Shelby Cnty Judge of Probate, AL  
02/12/2024 10:26:54 AM FILED/CERT

THIS INSTRUMENT HAS BEEN PREPARED WITHOUT BENEFIT OF CURRENT TITLE OPINION OR CURRENT SURVEY.

THIS INSTRUMENT WAS PREPARED BY:  
FOSTER D. KEY, ATTORNEY AT LAW  
POST OFFICE BOX 360345  
BIRMINGHAM, ALABAMA 35236

SEND TAX NOTICE TO:  
ROCIO LOPEZ AQUINO and MARTIN CORDOVA  
NAVARRO

86 Green Park S  
Peckham AL 35124

## QUIT CLAIM DEED

STATE OF ALABAMA     )  
SHELBY COUNTY        )

**KNOW ALL MEN BY THESE PRESENTS,** That in consideration of SEVEN THOUSAND FIVE HUNDRED AND NO/100 DOLLARS (\$7,500.00) to DHF INVESTMENTS in hand paid by ROCIO LOPEZ AQUINO and MARTIN CORDOVA NAVARRO the receipt whereof is hereby acknowledged DHF INVESTMENTS, does remise, release, quit claim and convey to the said ROCIO LOPEZ AQUINO and MARTIN CORDOVA NAVARRO all its right, title, interest, and claim in or to the following described real estate, to-wit:

POB is 332' W of NE Corner NE 1/4 of NW 1/4 Section 5 S 330' W 315'(S) N 200'(S) to E R/W Gramel Road NELY 140'(S) to INT N LN & E R/W SD RD E ALG N LN 250'(S) to POB.

### SUBJECT TO:

1. Taxes for 2023, which are a lien but not yet due and payable until October 1, 2023.
2. Building lines, right of ways, easements, restrictions, reservations and conditions, if any.

Being situated in SHELBY COUNTY, ALABAMA.

TO HAVE AND TO HOLD to the said ROCIO LOPEZ AQUINO and MARTIN CORDOVA NAVARRO their heirs and assigns forever.

Given under my hand and seal this 9<sup>th</sup> day of February, 2023.

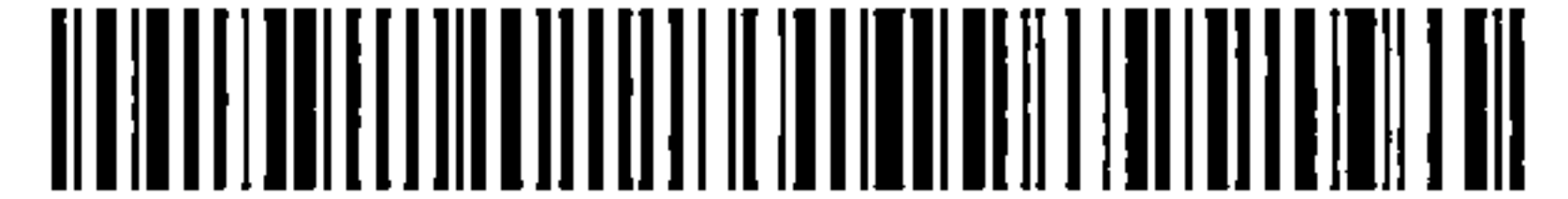
DHF INVESTMENTS

BY: [Signature] (Seal)

DANIEL HIDALGO

AS: OWNER

Shelby County, AL 02/12/2024  
State of Alabama  
Deed Tax: \$7.50

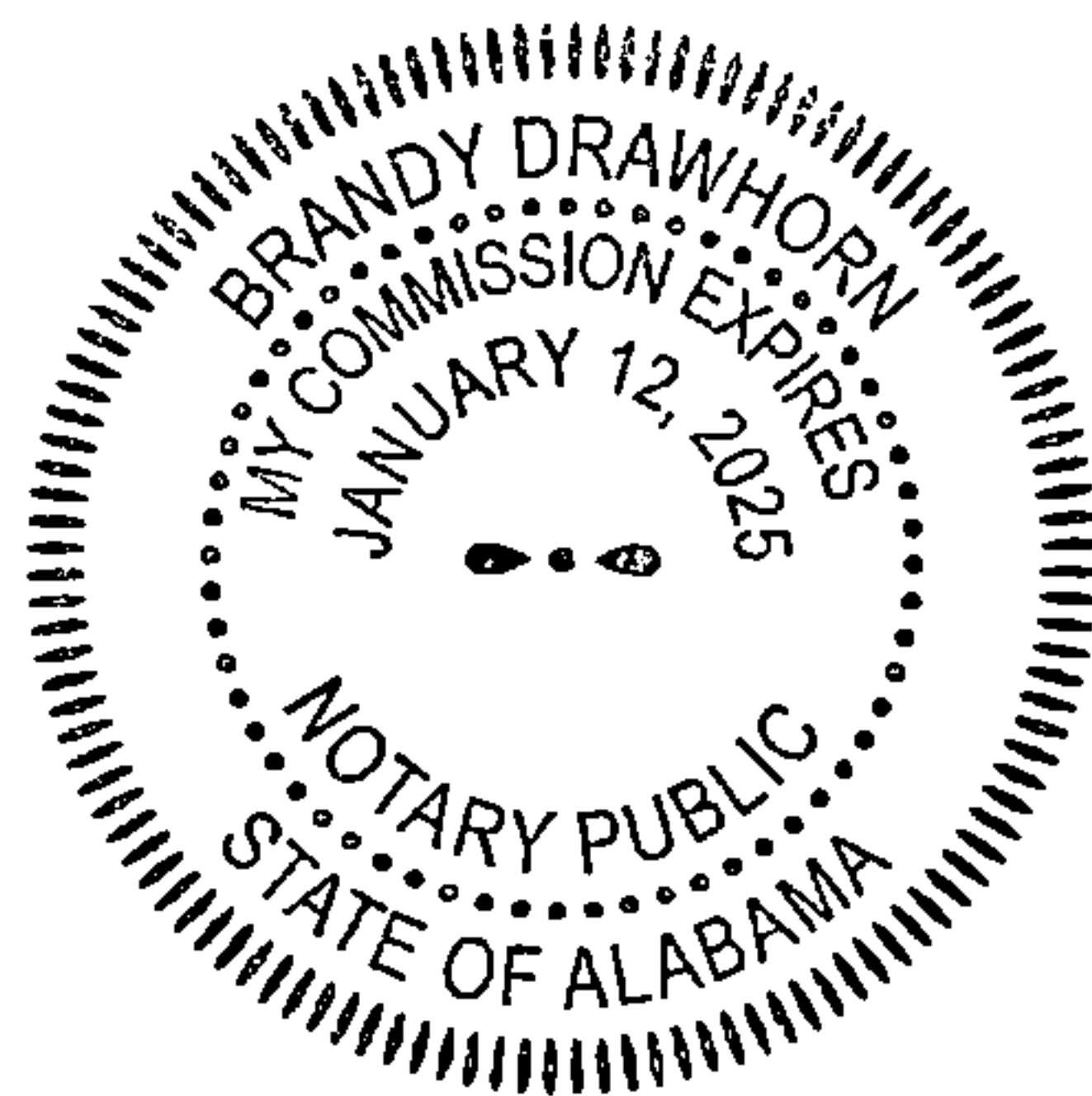


20240212000034150 2/3 \$35.50  
Shelby Cnty Judge of Probate, AL  
02/12/2024 10:26:54 AM FILED/CERT

STATE OF ALABAMA )  
COUNTY OF Shelby

I, THE UNDERSIGNED, a Notary Public in and for said County in said State, hereby certify that DANIEL HIDALGO whose name as Owner of DHF INVESTMENTS 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 conveyance, he, as such Owner and with full authority, executed the same voluntarily on the day the same bears date on behalf of DHF INVESTMENTS.

Given under my hand, this 9th day of February, 202<sup>4</sup>.



Brandy Drawhorn  
NOTARY PUBLIC  
MY COMMISSION EXPIRES: 1/12/2025



20240212000034150 3/3 \$35.50  
Shelby Cnty Judge of Probate, AL  
02/12/2024 10:26:54 AM FILED/CERT

Grantor's Name:  
DHF INVESTMENTS

Mailing Address:  
2 VANCE STREET  
PELHAM, ALABAMA 35124

Property Address:  
989 Highway 303  
Shelby, AL 35143

\_\_\_\_ Bill of Sale  
\_\_\_\_ Sales Contract  
\_\_\_\_ Closing Statements

Grantee's name:  
ROCIO LOPEZ AQUINO and MARTIN CORDOVA  
NAVARRO

Mailing Address:  
86 Green Park S.  
Pelham AL 35124

Date of Sale: February 9, 2023  
Total Purchase Price: \$7,500.00

or  
Actual Value  
or  
Assessor's Market Value

\_\_\_\_ Front of Foreclosure Deed  
\_\_\_\_ Appraisal  
\_\_\_\_ Other \_\_\_\_\_