

**Prepared By:**

Name: Linda Matthews Yarbrough  
Address: 1485 Kelly Drive  
Pelham, AL 35124

**After Recording Return To:**

Name: Emily Mikayla Yarbrough  
Address: 1485 Kelly Drive  
Pelham, AL 35124



20240325000079970 1/3 \$109.50  
Shelby Cnty Judge of Probate, AL  
03/25/2024 11:02:05 AM FILED/CERT

Space above this line for recorder's use only

# ALABAMA QUIT CLAIM DEED

STATE OF ALABAMA

Shelby COUNTY

KNOW ALL MEN BY THESE PRESENTS, that for and in consideration of the sum of

Ten (\$10.00) in hand paid to

Linda Matthews Yarbrough, a Grantor, residing at  
1485 Kelly Drive Pelham, Alabama 35124

(hereinafter known as the "Grantor(s)") hereby remise, release, and forever quitclaim to

Emily Mikayla Yarbrough, a Grantee, residing at  
1485 Kelly Drive Pelham, Alabama 35124

(hereinafter known as the "Grantee(s)") all the rights, title, interest, and claim in or to the following described real estate, situated in Shelby County, ALABAMA, to-wit:

Lot 77, According to the Survey of Deer Springs Estates, First Addition, as recorded in Map Book 5, Page 55, in the Probate office of Shelby County, Alabama.  
Parcel No: 144202001004.000

[WRITE LEGAL DESCRIPTION HERE OR ATTACH AND INSERT]

To have and to hold, the same together with all and singular the appurtenances thereunto belonging or in anywise appertaining, and all the estate, right, title, interest, lien, equity, and claim whatsoever for the said first party, either in law or equity, to the only proper use, benefit and behoof of the said second party forever.

Shelby County, AL 03/25/2024  
State of Alabama  
Deed Tax: \$81.50



20240325000079970 2/3 \$109.50  
Shelby Cnty Judge of Probate, AL  
03/25/2024 11:02:05 AM FILED/CERT

Linda Matthews Yarbrough  
Grantor's Signature

Linda Matthews Yarbrough

Grantor's Name

1485 Kelly Drive

Street Address

Pelham, AL 35124

City, State & ZIP

Grantor's Signature

Grantor's Name

Street Address

City, State & ZIP

In Witness Whereof,

Anthony J. Alliman  
Witness's Signature

Anthony J. Alliman  
Witness's Name

2261 Hwy 315  
Street Address

Pelham AL 35124  
City, State & ZIP

Meesha Stallings  
Witness's Signature

Meesha Stallings  
Witness's Name

2261 Hwy 315  
Street Address

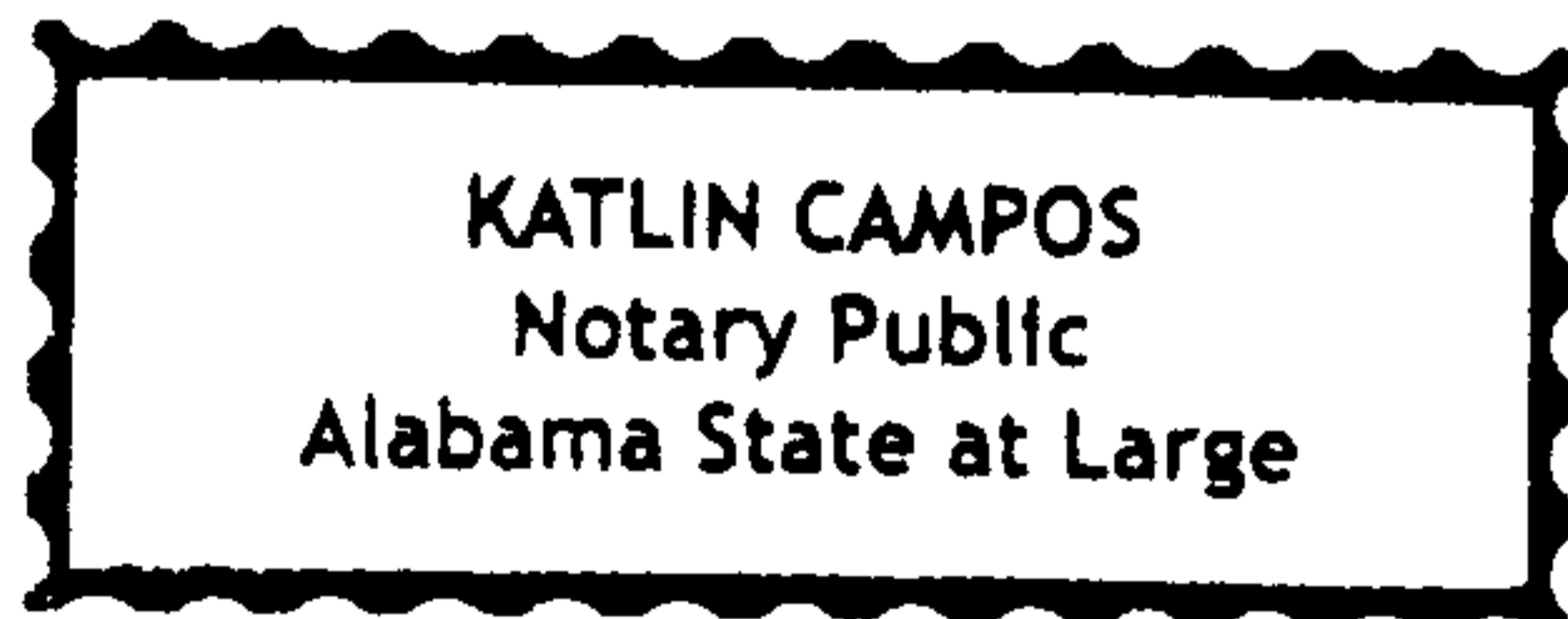
Pelham AL 35124  
City, State & ZIP

STATE OF Alabama )

COUNTY OF Shelby )

I, the undersigned, a Notary Public in and for said County, in said State, hereby certify that Linda Matthews Yarbrough whose name is signed to the foregoing instrument, and who is known to me, acknowledged before me on this day that, being informed of the contents of the instrument, they executed the same voluntarily on the day the same bears date.

Given under my hand this 03/25/2024 (mm/dd/yyyy)



[Signature]  
Notary Public

My Commission Expires: 12/14/2027

Real Estate Sales Validation Form

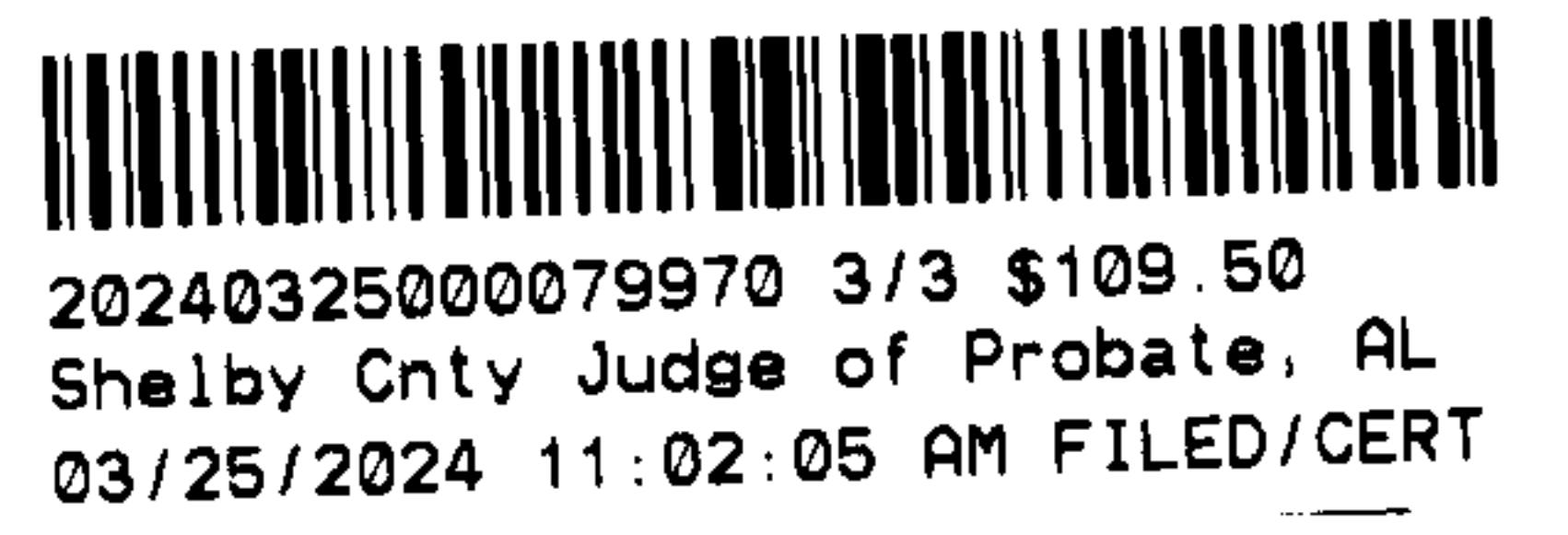
This Document must be filed in accordance with Code of Alabama 1975, Section 40-22-1

Grantor's Name LINDA MATTHEWS YARBROUGH  
Mailing Address 1485 KELLY DRIVE  
PELHAM AL 35124

Grantee's Name EMILY MIKAYLA YARBROUGH  
Mailing Address 1485 KELLY DRIVE  
PELHAM AL 35124

Property Address 1485 KELLY DRIVE  
PELHAM AL 35124

Date of Sale \_\_\_\_\_  
Total Purchase Price \$ \_\_\_\_\_  
or  
Actual Value \$ \_\_\_\_\_  
or  
Assessor's Market Value \$ 163,000.00



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  
 Sales Contract  
 Closing Statement  
 Appraisal  
 Other 1/2 EQUALS # 81,500.00

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 3-25-2024

Print LINDA MATTHEWS YARBROUGH

Sign [Signature]  
(Grantor/Grantee/Owner/Agent) circle one

Unattested

(verified by)