
(RECORDING INFORMATION ONLY ABOVE THIS LINE)

This Instrument was prepared by:

GEORGE M. VAUGHN
WEAVER TIDMORE, LLC
2820 COLUMBIANA ROAD STE 100
BIRMINGHAM, ALABAMA 35216

SEND TAX NOTICE TO:
TRAVIS WALTON
306 CHATEAU WAY
BIRMINGHAM, AL 35242

STATE OF ALABAMA)
COUNTY OF SHELBY)

QUIT CLAIM DEED

Know All Men by These Presents: That in consideration of TEN and 00/100 (\$10.00) DOLLARS to the undersigned GRANTORS in hand paid by the GRANTEES herein, the receipt of which is acknowledged, I, TRAVIS WALTON AND ELIZABETH BROOKE WALTON, HUSBAND AND WIFE (herein referred to as GRANTORS) do hereby release, remise, quitclaim, grant, sell and convey unto TRAVIS WALTON AND ELIZABETH BROOKE WALTON, AS JOINT TENANTS WITH RIGHT OF SURVIVORSHIP (herein referred to as GRANTEES), all of my/our interest in the following described real estate, situated in SHELBY County, Alabama, to-wit:


LOT 108, ACCORDING TO THE SURVEY OF VILLAS BELVEDERE, AS RECORDED IN MAP BOOK 29, PAGE 27 A&B, IN THE PROBATE OFFICE OF SHELBY COUNTY, ALABAMA

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

TITLE WAS NOT EXAMINED IN PREPARATION OF THIS CONVEYANCE

TO HAVE AND TO HOLD Unto the said GRANTEES and their heirs and assigns, forever.

IN WITNESS WHEREOF, the said GRANTORS, TRAVIS WALTON AND ELIZABETH BROOKE WALTON, have hereunto set his/her signature and seal, this the 4th day of June, 2024.



TRAVIS WALTON



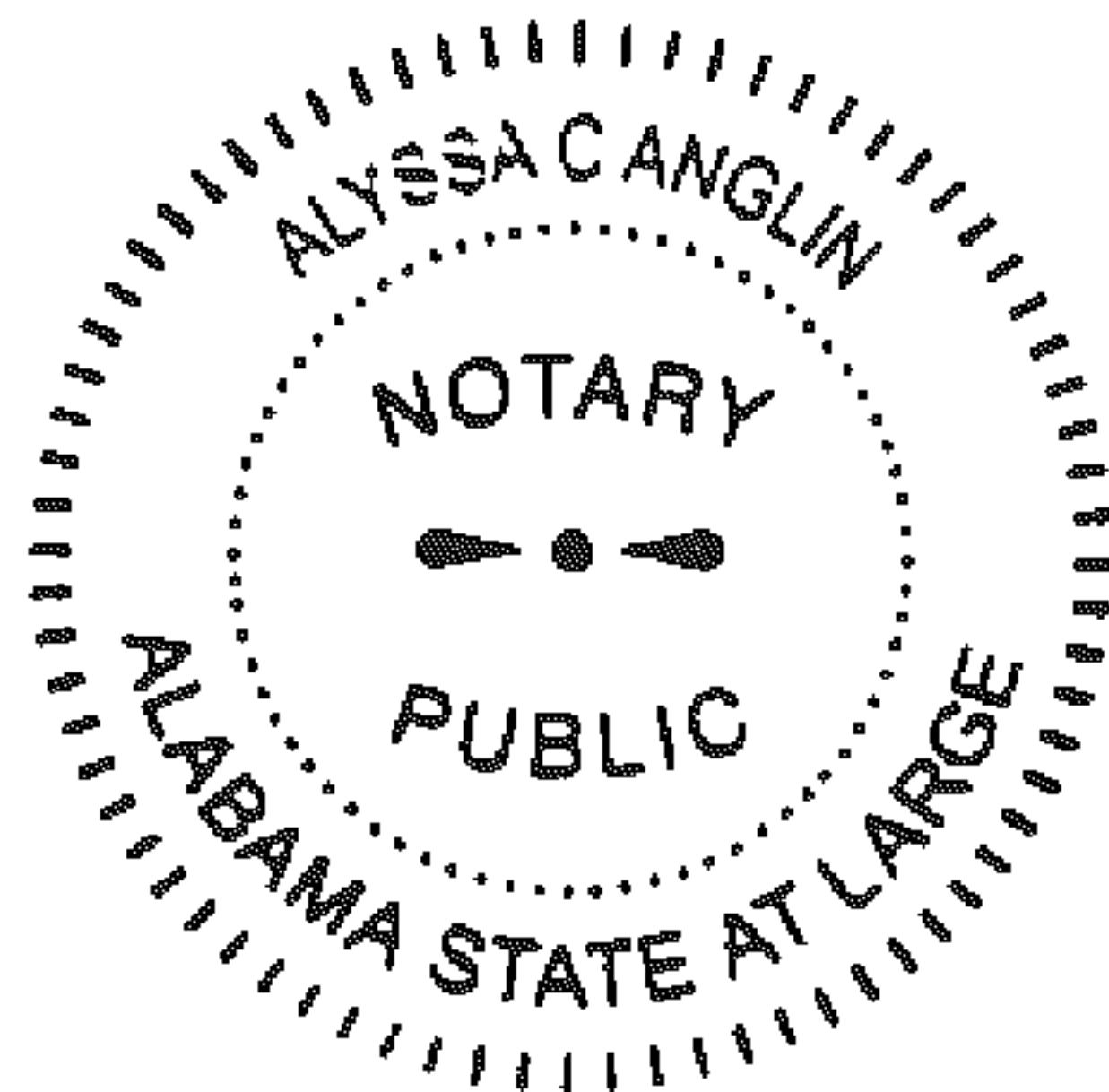
ELIZABETH BROOKE WALTON


STATE OF ALABAMA)
COUNTY OF JEFFERSON)

ACKNOWLEDGMENT

I, THE UNDERSIGNED, a Notary Public, in and for said County, in said State, hereby certify that TRAVIS WALTON, 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 conveyance he/she executed the same voluntarily on the day the same bears date.

Given under our hand this the 4th day of June 2024.





Notary Public

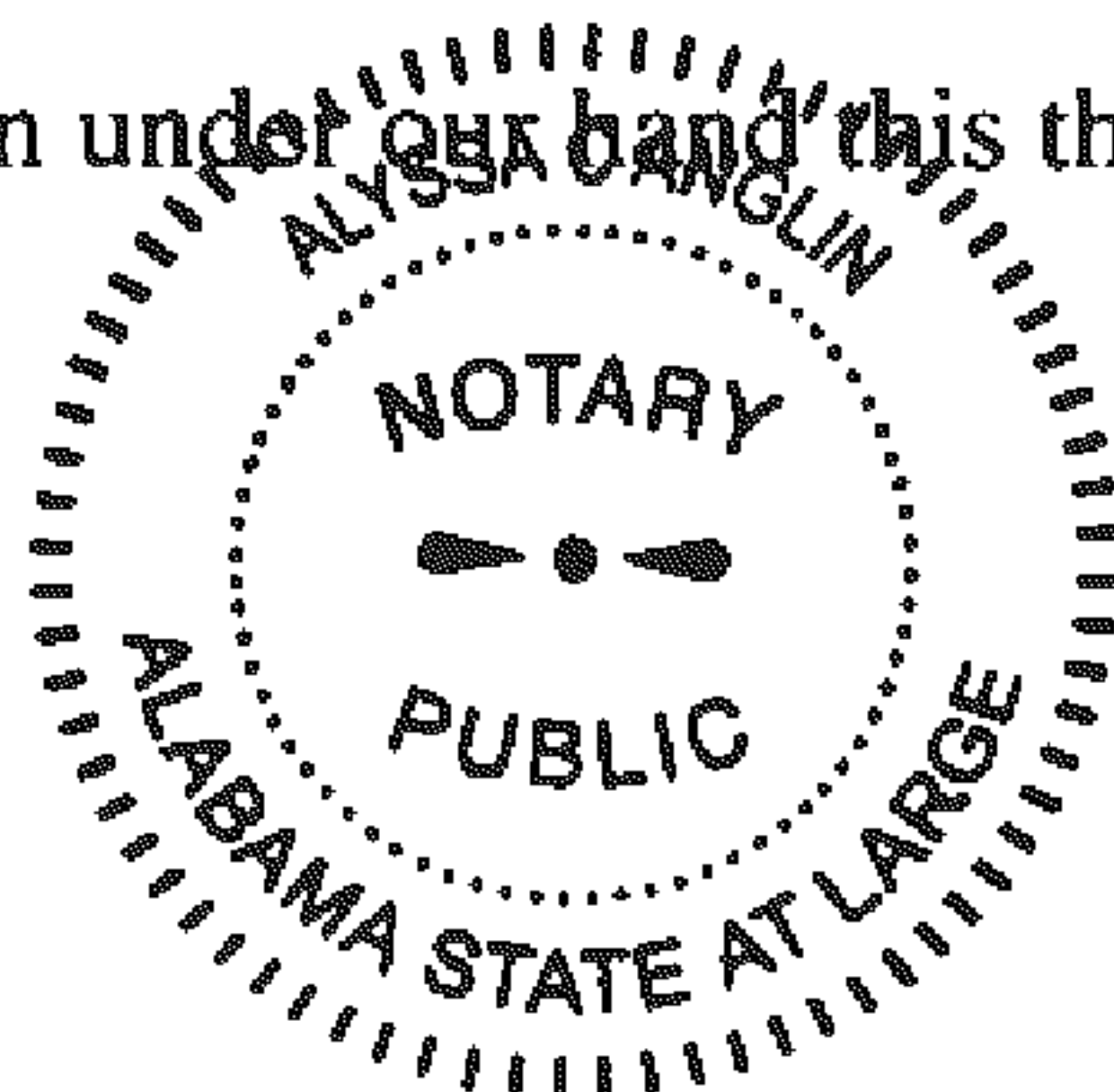
My commission expires: 6/4/2025

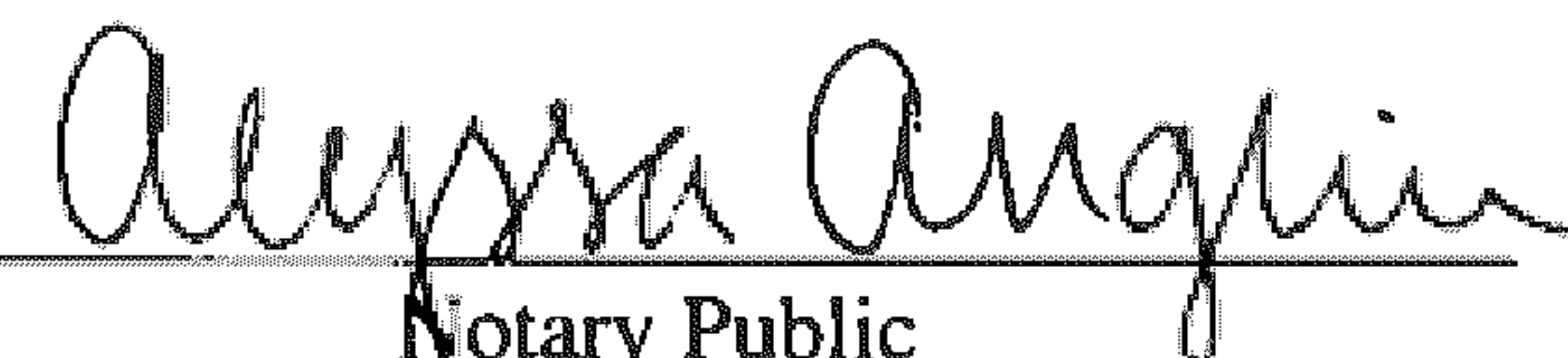
STATE OF ALABAMA)
COUNTY OF JEFFERSON)

ACKNOWLEDGMENT

I, THE UNDERSIGNED, a Notary Public, in and for said County, in said State, hereby certify that ELIZABETH BROOKE WALTON, 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 conveyance he/she executed the same voluntarily on the day the same bears date.

Given under our hand this the 4th day of June 2024.





Notary Public

My commission expires: 6/4/2025

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

Grantor's Name TRAVIS WALTON
 Mailing Address c/o George Vaughn
2820 COLUMBIANA ROAD, Suite 100
Vestavia Hills, AL 35216

Grantee's Name TRAVIS WALTON
 Mailing Address 306 CHATEAU WAY
BIRMINGHAM, AL 35242

Property Address 306 CHATEAU WAY
BIRMINGHAM, AL 35242

Date of Sale JUNE 7, 2024Total Purchase Price \$

or

Actual Value \$

or

Assessor's Market Value \$464000

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 TRANSFER OF 1/2 INTEREST TO SPOUSE
☐ 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 6/7/2024Print George M. Vaughn☐ Unattested

Sign

(Grantor/Grantee/Owner/Agent) circle one

(verified by)

Form RT-1

eForms



Filed and Recorded
 Official Public Records
 Judge of Probate, Shelby County Alabama, County
 Clerk
 Shelby County, AL
 07/02/2024 08:41:01 AM
 \$492.00 LAURA
 20240702000198550

Alexis Boyd