



20240913000285730 1/3 \$69.50
Shelby Cnty Judge of Probate, AL
09/13/2024 02:29:56 PM FILED/CERT

THIS INSTRUMENT PREPARED BY:

George M. Vaughn, Esq.
2820 Columbiana Road, Ste 100
Birmingham, AL 35216

SEND TAX NOTICE TO: MARENO

CONSTRUCTION, LLC
100 TWIN BROOK LANE
BESSEMER, AL 35216

QUIT CLAIM DEED

STATE OF ALABAMA)

SHELBY COUNTY)

KNOW ALL MEN BY THESE PRESENTS that in consideration in the sum of Ten and 00/100 Dollars (\$10.00) paid by the Grantee herein, the receipt of which is hereby acknowledged, BRIAN MARENO, A MARRIED MAN (herein referred to as "Grantor"), does grant, bargain, sell, and convey unto MARENO CONSTRUCTION, LLC (herein referred to as "Grantee") all of its right, title, and interest in the following described real estate, situated in SHELBY COUNTY, Alabama, to wit:

LOT 4A, ACCORDING TO THE SURVEY OF LIB'S CORNER RESUBDIVISION, AS RECORDED IN MAP BOOK 52, PAGE 79, IN THE PROBATE OFFICE OF SHELBY COUNTY, ALABAMA.

****THIS IS NOT THE HOMESTEAD OF GRANTOR OR SPOUSE****

Subject to current taxes, all matters of public record, including, but not limited to easements, restrictions of record, and other matters which may be viewed by observation.

Shelby County, AL 09/13/2024
State of Alabama
Deed Tax: \$41.50



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IN WITNESS WHEREOF, the said GRANTOR, BRIAN MARENO have hereunto set his/her signature and seal, this the 12th day of Sept, 2024


BRIAN MARENO

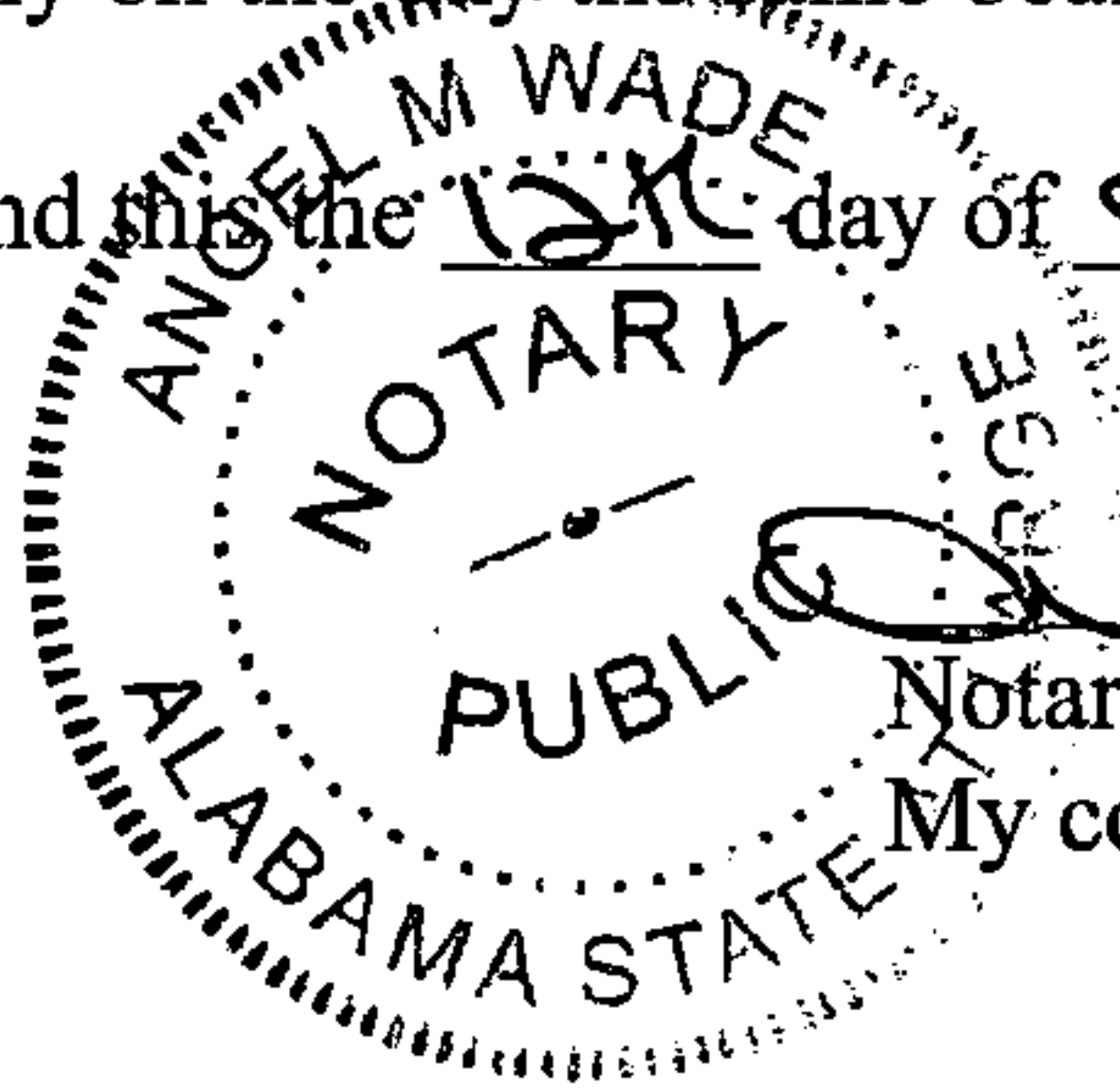
STATE OF ALABAMA)

COUNTY OF)

ACKNOWLEDGMENT

I, THE UNDERSIGNED, a Notary Public, in and for said County, in said State, hereby certify that BRIAN MARENO 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 12th day of September 2024.




Notary Public

My commission expires: 05-11-2026

Real Estate Sales Validation Form

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

Grantor's Name Brian Mareno
Mailing Address 100 Twin Brook Lane
Bessemer, AL 35216

Grantee's Name Mareno Construction, LLC
Mailing Address 100 Twin Brook Lane
Bessemer, AL 35216

Property Address 5357 South Shades Crest Rd
Bessemer, AL 35022

Date of Sale 09/18/2024

Total Purchase Price \$.00

or

Actual Value \$.00

or

Assessor's Market Value \$ 41,320.00

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 Tax Accessed Value /2024 Property Report Card

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 09-12-2024

Print Brian Mareno

Unattested

(verified by)

Sign

(Grantor/Grantee/Owner/Agent) circle one

Form RT-1



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