

20241014000321880 1/4 \$35.00
Shelby Cnty Judge of Probate, AL
10/14/2024 12:49:26 PM FILED/CERT

PREPARED BY & RETURN TO:

Alabama Car Lawyers
Attn: Michael Parrish
1707 29th Court South
Birmingham, AL 35209
(205) 547 5747

**PERSONAL ADMINISTRATOR DEED
QUIT CLAIM DEED**

No title search performed
No title warranty given

STATE OF ALABAMA
COUNTY OF SHELBY

For and in consideration of the sum of Ten Dollars (\$10.00), cash in hand paid, and other good and valuable considerations, the receipt and sufficiency of which is hereby acknowledged, the undersigned,

JODI D. WALLACE, individually

As personal representatives of the Estate of Jelja S. Day, deceased
and

MARTHA F. BLANTON, individually

As personal representatives of the Estate of Jelja S. Day, deceased

639 The Heights Lane

Calera, AL 35040

Do hereby convey unto

JODI D. WALLACE AND MARTHA F. BLANTON

639 The Heights Lane

Calera, AL 35040

205-913-0945

the following described property lying and situated in Shelby County Alabama, to-wit:

INDEXING INSTRUCTIONS

Lot 69, according to the Final Plat Town Side Square, Sector One, as recorded in Map Book 38, Page 120, in the Probate Office of Shelby County, Alabama; being situated in Shelby County, Alabama.

Subject to all building set-back lines, covenants, conditions, easements, limitations, provisions, restrictions, reservations, and rights-of-way of record.



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The Personal Administrator, Jodi Wallace, was issued Letters of Administration by the Probate Court of Shelby County, Alabama, on December 5, 2023, in the matter of the Estate of Jelja S. Day, deceased, Shelby County Probate No. PR-2023-001118.

The Personal Administrator, Jodi D. Wallace, represent the sole devisees of the Last Will & Testament of Jelja S. Day, deceased, in said estate.

WITNESS THE SIGNATURES OF THE GRANTOR'S this the 10TH day of ~~September~~ **OCTOBER**, 2024.

JODI D. WALLACE, Individually and as
Personal Administrator of the Estate of Jelja S.
Day, Deceased, Grantor

MARTHA F. BLANTON, Grantor



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**STATE OF ALABAMA
COUNTY OF SHELBY**

PERSONALLY APPEARED BEFORE ME, the undersigned authority, in and for said County and State, the within named, **Jodi D. Wallace**, who acknowledged that in such capacity as Personal Representative of the Estate of Jelia S. Day, deceased, as well as in her individual capacity, she executed and delivered the foregoing Personal Administrator Deed and Quit Claim Deed on the date therein mentioned and for the purpose therein expressed after being authorized to do so and as she voluntarily act and deed.

GIVEN UNDER MY HAND AND SEAL, this the 10TH day of OCTOBER, 2024.

Thom C. D. Wall
Notary Public

MY COMMISSION EXPIRES: 9-23-2028

**STATE OF ALABAMA
COUNTY OF SHELBY**

PERSONALLY APPEARED BEFORE ME, the undersigned authority, in and for said County and State, the within named, **Martha F. Blanton**, who acknowledged that she executed and delivered the forgoing Quit Claim Deed on the date there in mentioned and for the purpose therein expressed as her voluntary act and deed.

GIVEN UNDER MY HAND AND SEAL, this the 10TH day of OCTOBER, 2024.

Thom C. D. Wall
Notary Public

MY COMMISSION EXPIRES: 9-23-2028

Real Estate Sales Validation Form

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

Grantor's Name

Jodi Wallace

Mailing Address

1039 The Heights LN
Caleva, AL 35040

Grantee's Name

Jodi Wallace

Mailing Address

Martha Kinton
1039 The Heights LN
Caleva, AL 35040

Property Address

1039 The Heights LN
Caleva, AL 35040

Date of Sale

Total Purchase Price \$

or

Actual Value \$

or

Assessor's Market Value \$ 161,400

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 to clear title

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 10-14-2024

Print Jodi Wallace

Sign Jodi Wallace

Unattested

(verified by)

(Grantor/Grantee/Owner/Agent) circle one

Form RT-1