

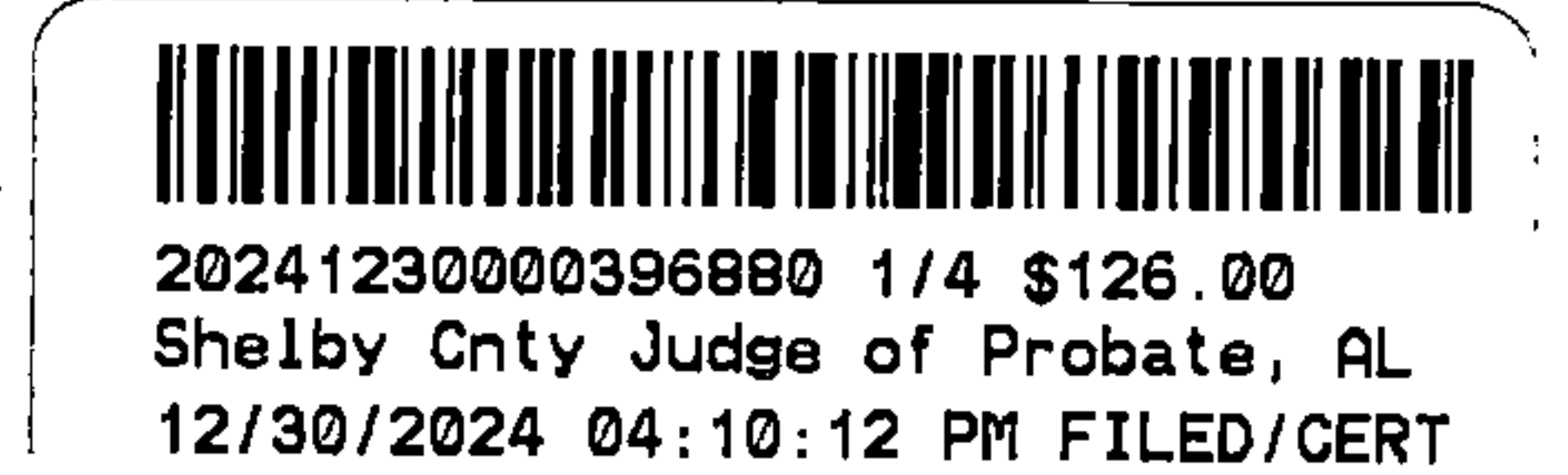
This instrument prepared by:

ELLIS, HEAD, OWENS & JUSTICE
113 North Main Street
P. O. Box 587
Columbiana, Alabama 35051

Send tax notice to:

Mr. Ronald Taylor
164 Flat Branch Road
Shelby, Alabama 35143

QUIT CLAIM DEED



STATE OF ALABAMA)
SHELBY COUNTY)

KNOW ALL MEN BY THESE PRESENTS, That for and in consideration of One and 00/100 Dollar (\$1.00), and other good and valuable consideration, in hand paid to the undersigned Grantor, the receipt whereof is hereby acknowledged, the said undersigned, **RICHARD TAYLOR**, a married man (herein referred to as Grantor), hereby remises, releases, quit claims, grants, sells, and conveys unto **RONALD TAYLOR** (herein referred to as Grantee), all my right, title, interest and claim in and to the following described real estate, situated in Shelby County, Alabama, to-wit:

EXHIBIT "A" ATTACHED HERETO AND MADE A PART AND PARCEL HEREOF

SUBJECT TO:

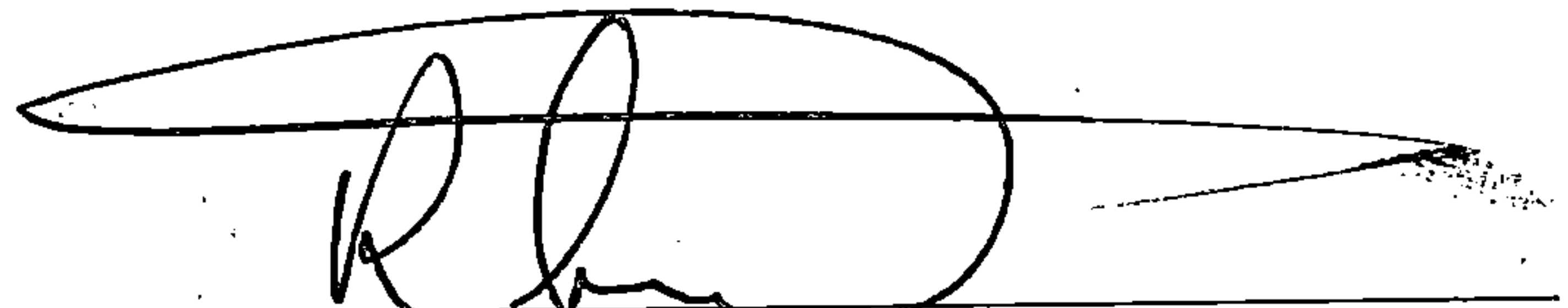
Taxes for 2024, and subsequent years, easements, restrictions, rights-of-way, and permits of record.

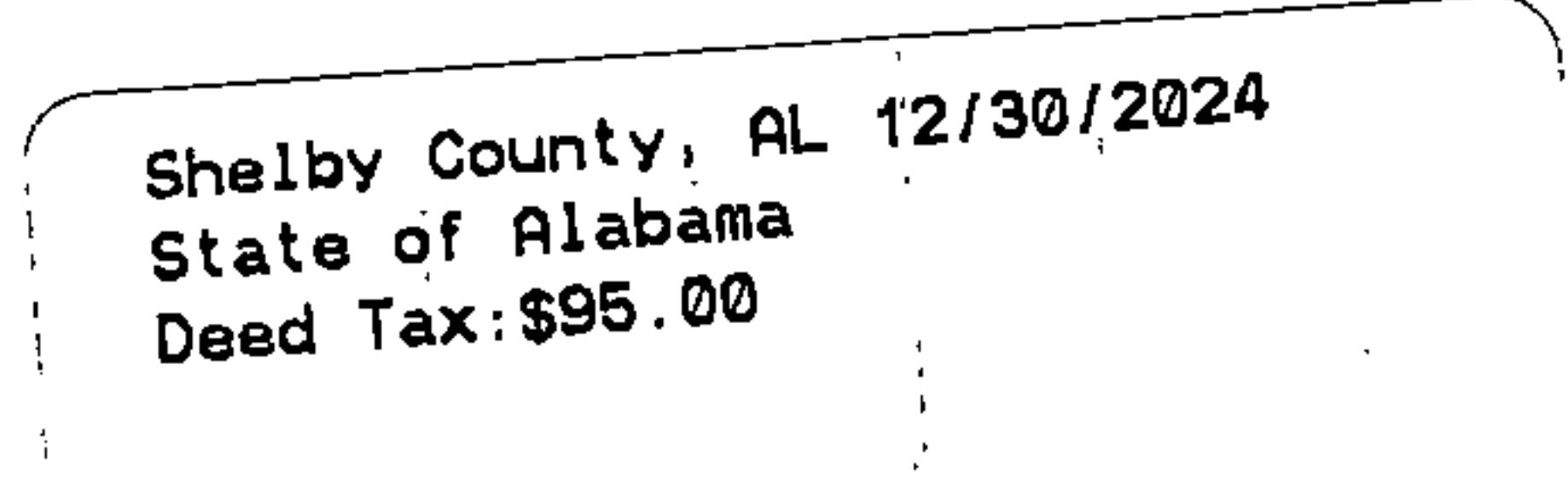
Ronald Taylor, Richard Taylor, and Jesse Silvers are the only heirs at law of William E. Silvers and wife, Mary Jean Silvers. William E. Silvers died on January 12, 2010. Mary Jean Silvers died on February 24, 2024.

Real property is not part of Grantor's homestead.


TO HAVE AND TO HOLD unto the said Grantee forever.

IN WITNESS WHEREOF, I have hereunto set my hand and seal this 22 day of December, 2024.


Richard Taylor



STATE OF ALABAMA)
SHELBY COUNTY)


20241230000396880 2/4 \$126.00
Shelby Cnty Judge of Probate, AL
12/30/2024 04:10:12 PM FILED/CERT

I, the undersigned authority, a notary public in and for said County, in said State, hereby certify that Richard Taylor, a married man, 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 executed the same voluntarily on the day the same bears date.

Given under my hand and official seal this 22 day of December,
2024.

Paula Head
Notary Public
My Commission Expires: 01-31-2028

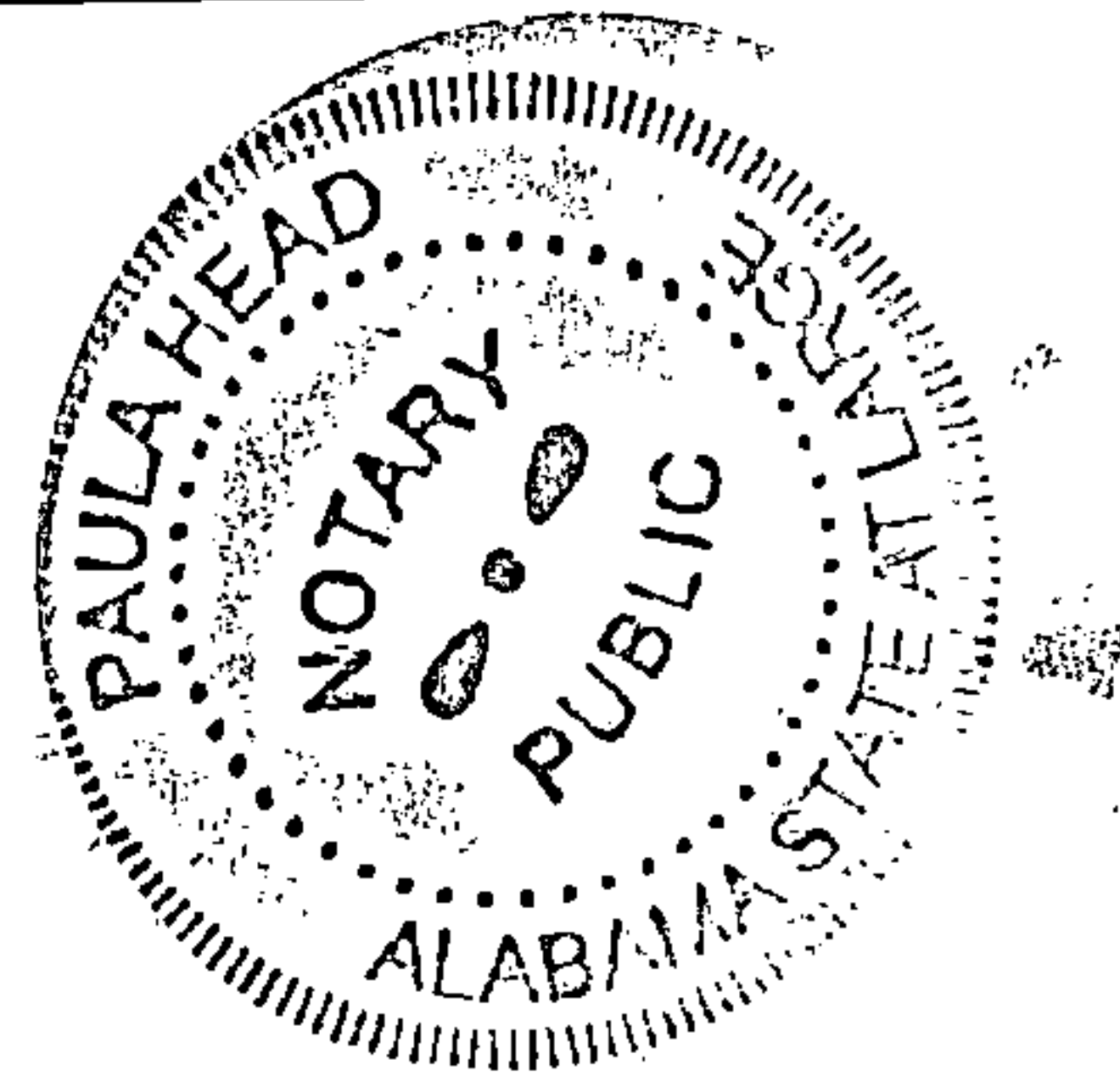


EXHIBIT A



20241230000396880 3/4 \$126.00
Shelby Cnty Judge of Probate, AL
12/30/2024 04:10:12 PM FILED/CERT

Commence at the Southwest corner of the SW $\frac{1}{4}$ of the NE $\frac{1}{4}$, Section 9, Township 24 North, Range 15 East, thence run East along the South line of said $\frac{1}{2}$ - $\frac{1}{4}$ Section a distance of 73.00 feet to the Northeast right of way of Shelby County Highway No. 47, and the point of beginning; thence turn an angle of 115 deg. 56 min. 34 sec. to the left to the tangent of a right of way curve, and run along said R/W curve (whose Delta Angle is 5 deg. 11 min. 03 sec. to the right, radius is 1264.41 feet, tangent is 57.24 feet, length of arc is 114.40 feet); thence turn an angle of 110 deg. 45 min. 31 sec. from the tangent of said curve, and run East and parallel with the South line of said $\frac{1}{2}$ - $\frac{1}{4}$ Section a distance of 362.24 feet to a point; thence turn an angle of 90 deg. to the right and run a distance of 150 feet to a point on the South line of said $\frac{1}{2}$ - $\frac{1}{4}$ section; thence turn an angle of 90 deg. to the right and run along the South line of said $\frac{1}{2}$ - $\frac{1}{4}$ section a distance of 149.90 feet; thence turn an angle of 124 deg. 50 min. to the left and run a distance of 210.00 feet; thence turn an angle of 124 deg. 50 min. to the right and run a distance of 185.50 feet to a point on the Northeast right of way line of Shelby County Highway No. 47; thence turn an angle of 54 deg. 59 min. 04 sec. to the tangent of a R/W curve and run along said R/W curve (whose Delta Angle is 9 deg. 04 min. 22 sec. to the right, radius is 1264.41 feet, Tangent is 100.31 feet, length of arc is 200.21 feet) to the point of beginning. Situated in the SW $\frac{1}{4}$ of the NE $\frac{1}{4}$ and the NW $\frac{1}{4}$ of the SE $\frac{1}{4}$ of Section 9, Township 24 North, Range 15 East, Shelby County, Alabama.

Real Estate Sales Validation Form

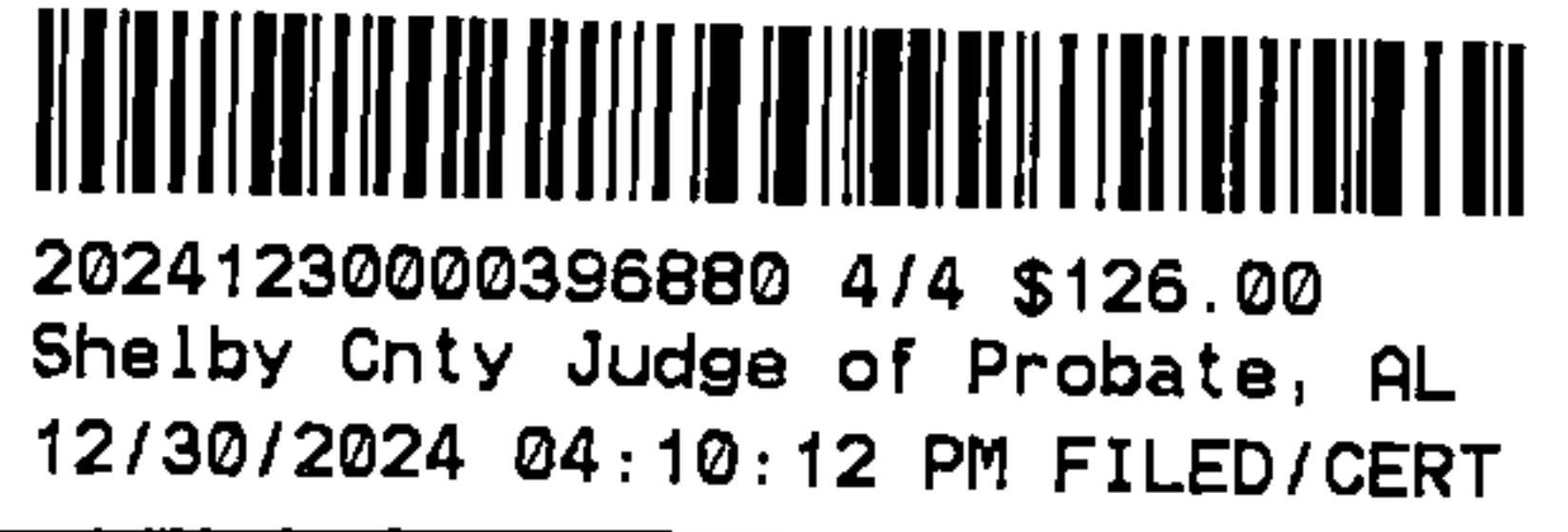
This Document must be filed in accordance with Code of Alabama 1975, Section 40-22-1

Grantor's Name Richard Taylor
Mailing Address 235 Ridge Drive
Shelby, Alabama 35143

Grantee's Name Ronald Taylor
Mailing Address 164 Flat Branch Road
Shelby, Alabama 35143

Property Address To wit:
6861 HWY 47 SO.
Shelby, AL 35143

Date of Sale
Total Purchase Price \$
or
Actual Value \$
or
Assessor's Market Value \$ 2/3 (\$94,970)



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 (checked)

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 12/22/24

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

Unattested
(verified by)