



20250217000046800 1/4 \$55.00
Shelby Cnty Judge of Probate, AL
02/17/2025 10:41:06 AM FILED/CERT

Prepared By: Monique McKenzie

196 Addison Dr
Calera, AL 35040

After Recording Return To:

Monique McKenzie
196 Addison Drive
Calera, Alabama 35040

SPACE ABOVE THIS LINE FOR RECORDER'S USE

ALABAMA QUITCLAIM DEED

On October 25, 2024, **Callie Mae Worthy ("Grantor")**, a single person for and in consideration of Twenty Thousand dollars (\$20,000.00) and/or other good and valuable consideration conveys, releases and quitclaims to the GRANTEE(S):

Monique McKenzie ("Grantee") and Antonio Young, a married couple, residing at 196 Addison Drive, Calera, Shelby County, Alabama 35040

Jennifer McKenzie, ("Grantee") a single person, residing in Shelby County, Alabama 35115

Christopher McKenzie, ("Grantee") a single person, residing in Shelby County, Alabama 35115

Jacqueline McKenzie, ("Grantee") a single person, residing in Shelby County, Alabama 35115

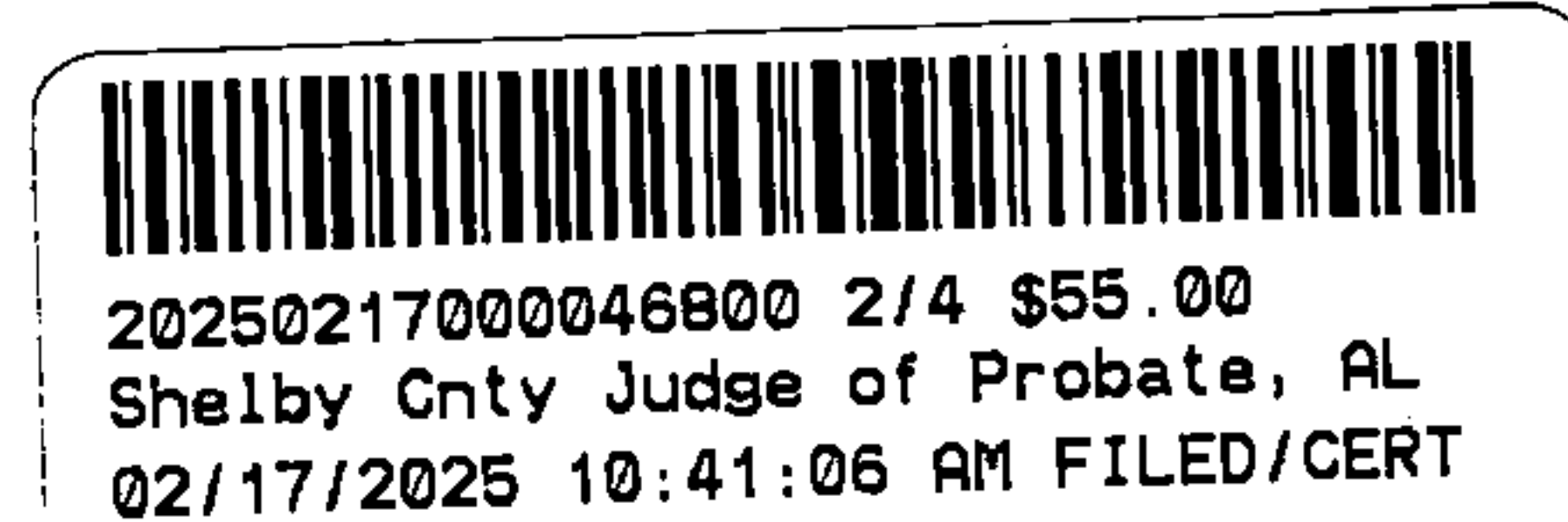
Michael McKenzie, ("Grantee") a single person residing in Shelby County, Alabama 35115

as joint tenants with rights of survivorship, the following described real estate, situated in Montevallo, in the County of Shelby, State of Alabama.

The property being conveyed is located at:

Shelby County, AL 02/17/2025
State of Alabama
Deed Tax: \$20.00

474 Highway 219
Montevallo, AL 35115



Tax Parcel Number: 27 4 19 4 005 002.000

The legal description is: See attached Exhibit A

Mail Tax Statements To:

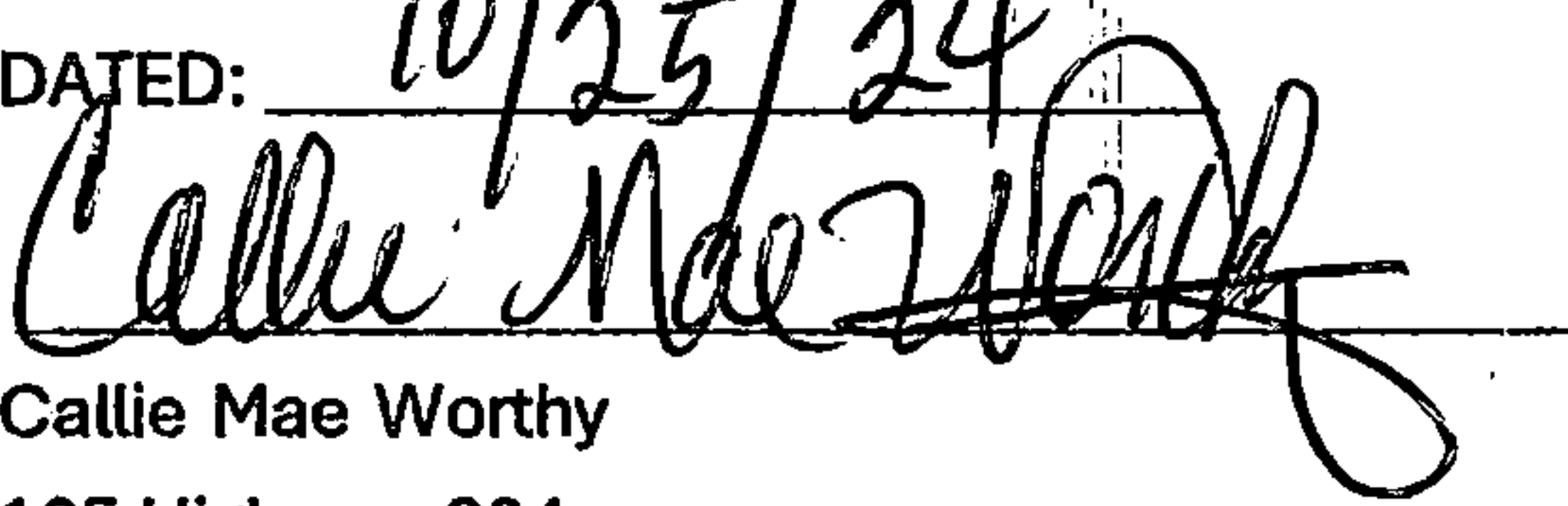
Monique McKenzie

196 Addison Drive

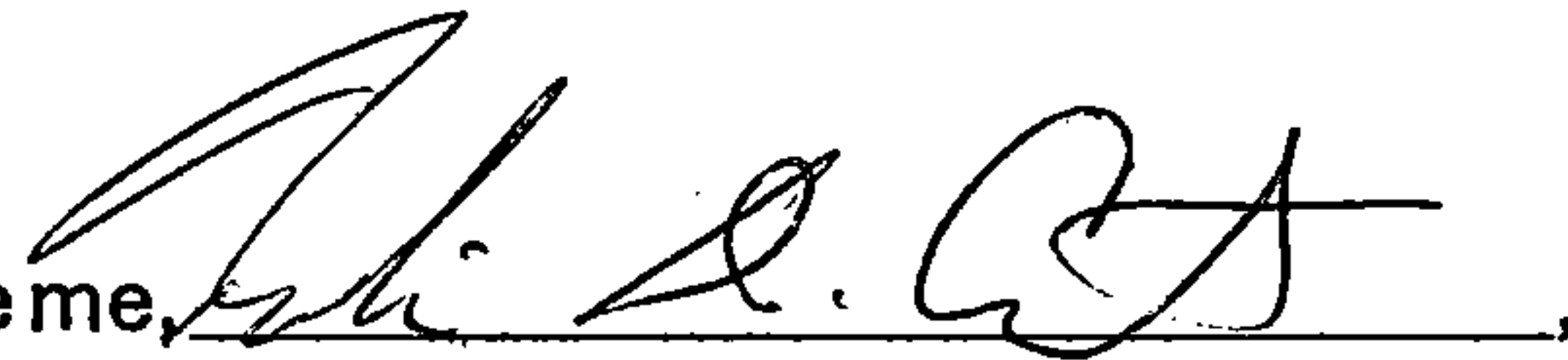
Calera, AL 35040

Grantor does hereby convey, release and quitclaim all of the Grantor's rights, title, and interest in and to the above described property and premises to the Grantee(s), and to the Grantee(s) heirs and assigns forever, so that neither Grantor(s) nor Grantor's heirs, legal representatives or assigns shall have, claim or demand any right or title to the property, premises, or appurtenances, or any part thereof.

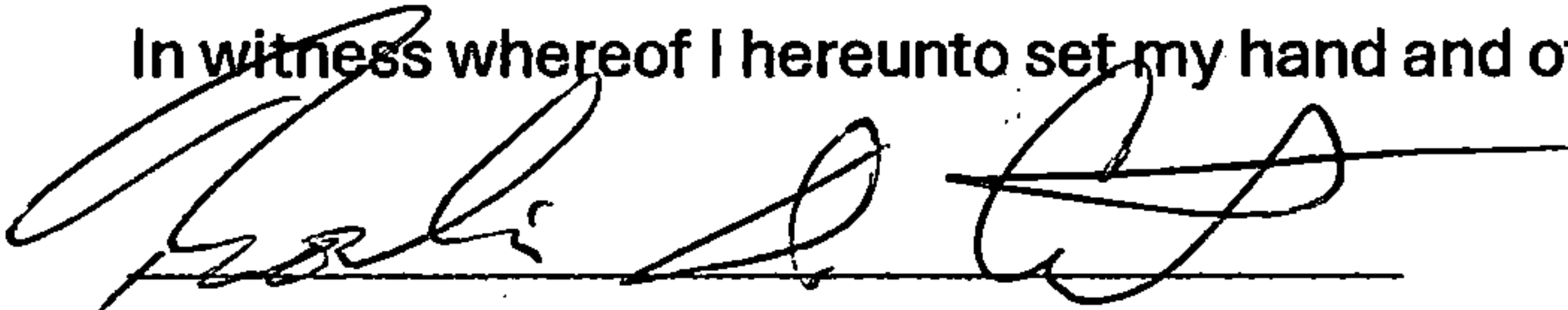
Grantor Signature:

DATED: 10/25/24

Callie Mae Worthy
165 Highway 204
Montevallo, Alabama, 35115

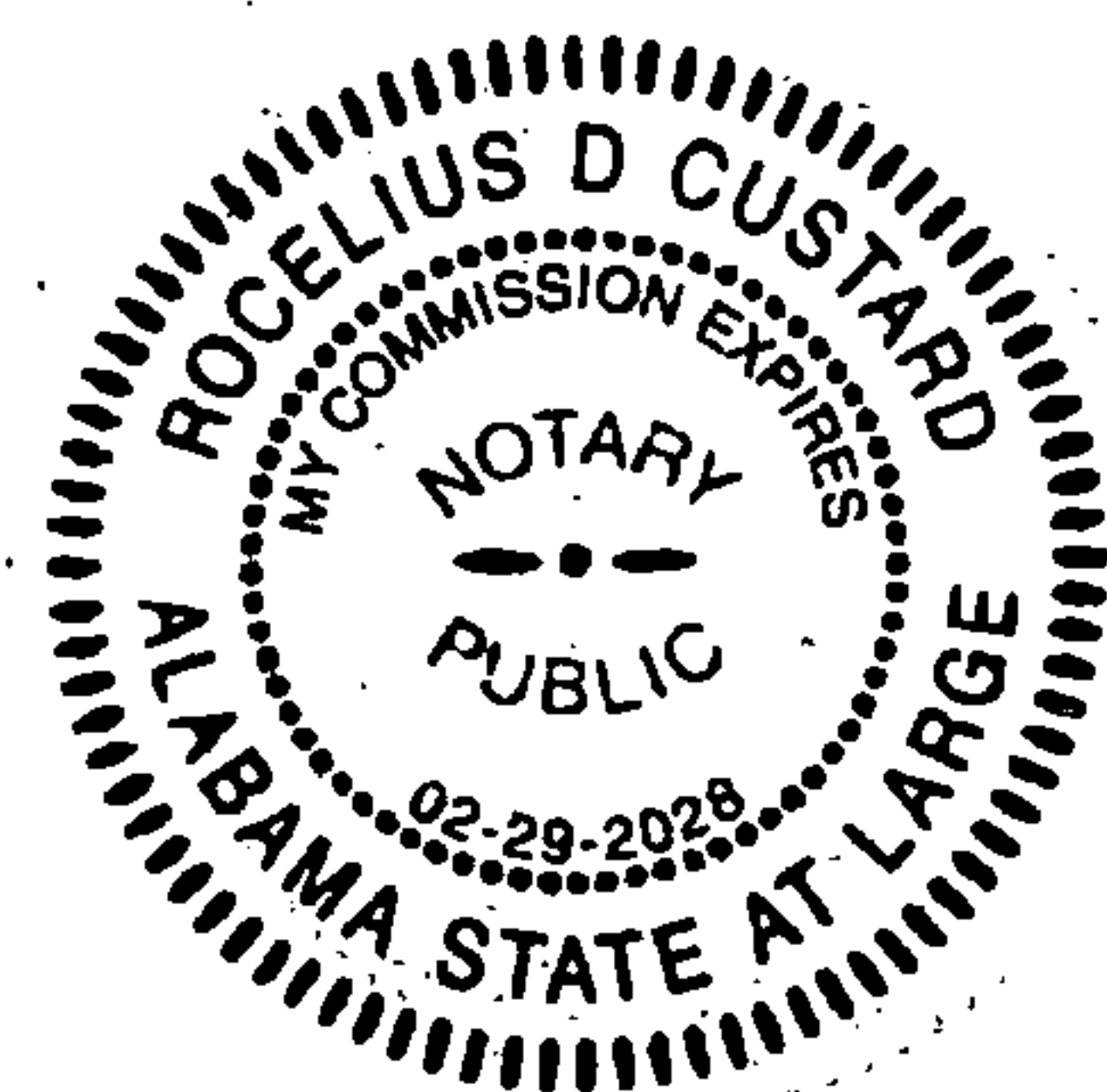
STATE OF ALABAMA, COUNTY OF SHELBY,

On this 25 day of October 2024, before me, ,
personally appeared **Callie Mae Worthy** known to me (or satisfactorily proven) to be the person
whose name is subscribed to the within instrument and acknowledged that they executed the
same as for the purposes therein contained.

In witness whereof I hereunto set my hand and official seal.


Notary Public

My commission expires 2-29-2028



VINE STREET
UNOPENED

SCALE: 1" = 60'

NOT A PART OF
PROPERTY

3.33 ACRES
LOT - 48
THOMAS ADD TO ALDRICH, ALABAMA.

SOUTHERN RAILROAD

STATE OF ALABAMA, SHELBY COUNTY

I, Joseph E. Conn, Jr., a registered surveyor in the State of Alabama do hereby certify that this is a true and correct plat of my survey as shown, the correct legal description of property being:

LOT 48 OF THE THOMAS ADDITION TO ALDRICH, ALABAMA LESS AND EXCEPT THE FOLLOWING PARCEL: BEGIN AT THE NORTHEAST CORNER OF SAID LOT 48 AND RUN SOUTHEASTERLY ALONG THE EAST LINE OF SAME SAID LOT 48 A DISTANCE OF 116.0' TO A POINT, THENCE TURN AN ANGLE OF 102°-52' TO THE RIGHT AND RUN WESTERLY A DISTANCE OF 79.07' TO A POINT, THENCE TURN AN ANGLE OF 82°-45' TO THE RIGHT AND RUN NORTHWESTERLY A DISTANCE OF 116.0' TO A POINT, THENCE TURN AN ANGLE OF 99°-23' TO THE RIGHT AND RUN EASTERLY A DISTANCE OF 68.0' TO THE POINT OF BEGINNING.

LOT 48 OF THE THOMAS ADDITION TO ALDRICH LESS AND EXCEPT THE ABOVE DESCRIBED PARCEL DESCRIBED BY METES AND BOUNDS AS FOLLOWS: BEGIN AT THE NORTHWEST CORNER OF SAID LOT 48 AT THE INTERSECTION OF THE SOUTH LINE OF VINE STREET AND THE EAST LINE OF THE SOUTHERN RAILROAD RIGHT WAY AND RUN THENCE SOUTHEASTERLY ALONG THE EAST LINE OF SAID RAILROAD RIGHT OF WAY A DISTANCE OF 528.98' TO A POINT, THENCE TURN AN ANGLE OF 71°-39'-20" LEFT AND RUN EASTERLY A DISTANCE OF 300.07' TO A POINT, THENCE TURN AN ANGLE OF 108°-50' TO THE LEFT AND RUN NORTHWESTERLY A DISTANCE OF 434.93' TO A POINT, THENCE TURN AN ANGLE OF 77°-08' TO THE LEFT AND RUN 79.07' TO A POINT, THENCE TURN 82°-45' TO THE RIGHT AND RUN 116.0' TO A POINT ON THE SOUTH LINE OF VINE STREET, THENCE TURN 80°-37' TO THE LEFT AND RUN WESTERLY ALONG SOUTH LINE OF VINE STREET A DISTANCE OF 221.36' TO THE POINT OF BEGINNING, CONTAINING 3.33 ACRES AND SUBJECT TO ALL AGREEMENTS OF PROBATED RECORD.

ACCORDING TO MY SURVEY THIS 10th DAY OF JUNE 1985.

JOSEPH E. CONN, JR.
ALABAMA REGISTERED NUMBER 9049

Mr Worthey
June 1985
Aldrich, Lot 48, Thomas Add.



Joe Conn
Surveyor

STATE OF ALABAMA
INSTRUMENTS
RECORDED TO INCLUDE
SURVEY
1985 JUL -9 PM 3:51

THOMAS E. LAMBERT, JR.
JUDGE OF PROBATE

Rec. 500
Ind. 100
600



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Real Estate Sales Validation Form

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

Grantor's Name Callie Mae Wortney
Mailing Address 165 Highway 204
Montevallo, AL 35115

Grantee's Name Monique McKenzie
Mailing Address 196 Addison Dr
Calera, AL 35040

Property Address 0000
474 Hwy 219
Montevallo, AL 35115

Date of Sale 10/25/24
Total Purchase Price \$ 20,000
or
Actual Value \$ _____
or
Assessor's Market Value \$ _____

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



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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 2/17/25

Print Monique McKenzie

Unattested

(verified by)

Sign Monique McKenzie

(Grantor/Grantee/Owner/Agent) circle one

Form RT-1