



20250626000195290 1/2 \$436.50
Shelby Cnty Judge of Probate, AL
06/26/2025 04:25:16 PM FILED/CERT

QUITCLAIM DEED

Grantor:
Emily Kelley

Grantee:
Clinton Kelley

Property Address:
323 Strathaven Rd, Pelham, Alabama 35124

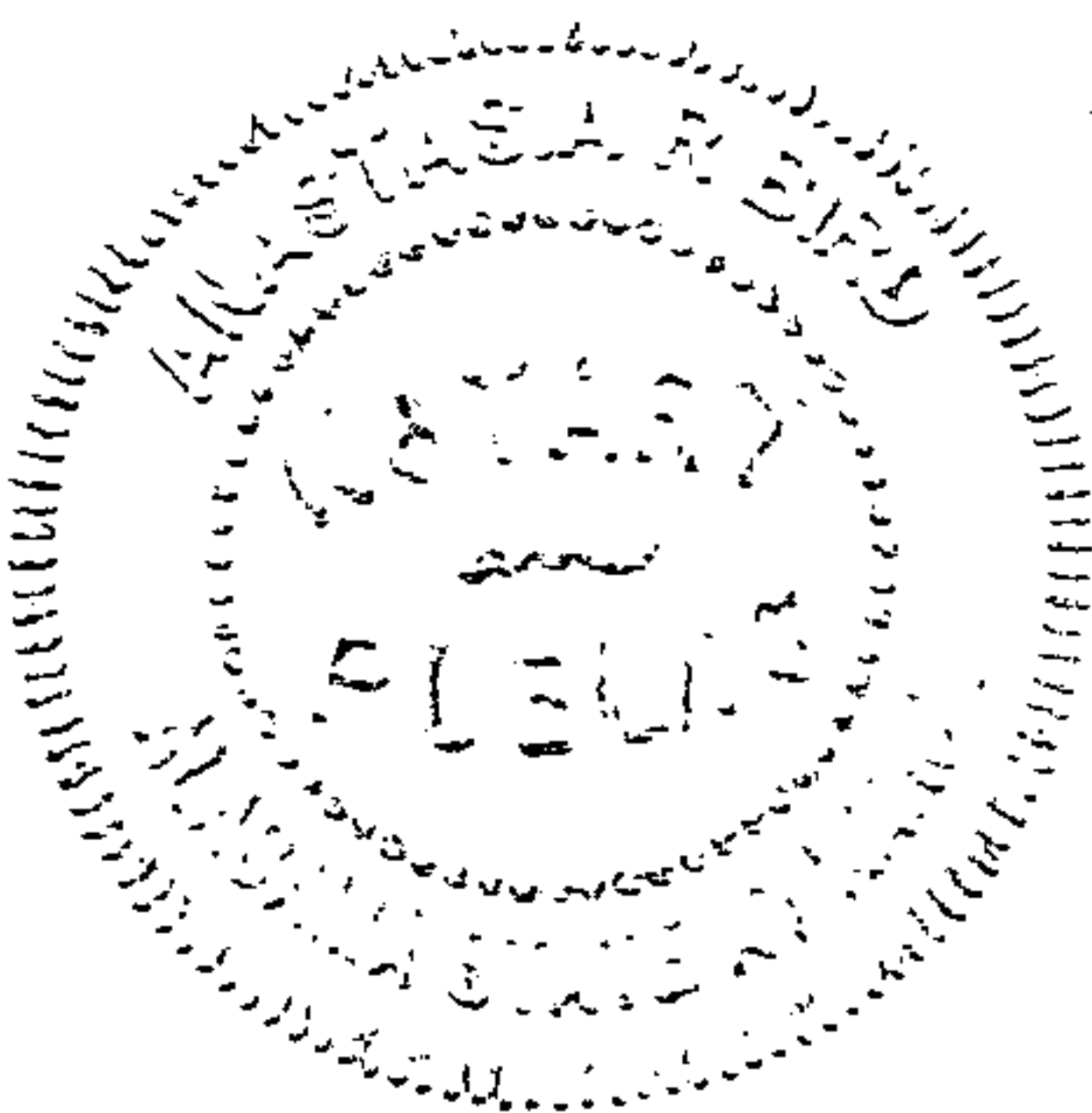
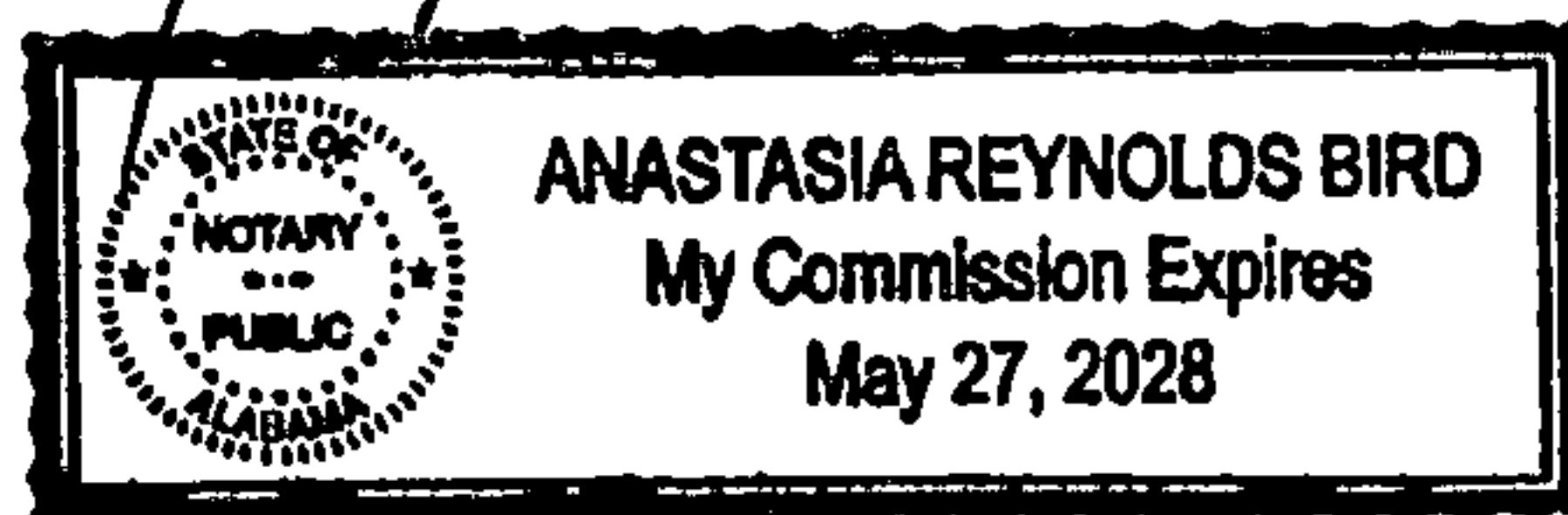
County:
Shelby

Legal Description:
Lot 1652, According to the survey of Strathaven at Ballantrae, Phase 3, as recorded in Map Book 41, Page 144, in the Probate Office of Shelby County, Alabama.

Date:
June 26, 2025

Type of Ownership:
Joint Tenants with Right of Survivorship

Signatures:
Grantor: Emily Kelley
Grantee: Clinton Kelley
Notary Public: Anastasia Reynolds Bird



Shelby County, AL 06/26/2025
State of Alabama
Deed Tax: \$411.50

Real Estate Sales Validation Form

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

Grantor's Name Emily Kelley
Mailing Address 323 Strathaven Rd
Prichard, AL 35124

Grantee's Name Clinton Kelley
Mailing Address 323 Strathaven Rd.
Prichard, AL 35124

Property Address _____

Date of Sale _____
Total Purchase Price \$ _____

or
Actual Value \$ _____

or
Assessor's Market Value \$411,300.00

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

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,

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 6/26/25

Print

Emily Kelley

Sign

Emily Kelley

Unattested

(verified by)

(Grantor/Grantee/Owner/Agent) circle one

Form RT-1