

PLEASE USE THE SPACE BELOW FOR THE COUNTY
RECORDER'S OFFICE:



20250908000274370 1/3 \$61.50
Shelby Cnty Judge of Probate, AL
09/08/2025 04:16:23 PM FILED/CERT

This instrument was prepared by:
Tamika Davis Cottingham
53 Davis Hawkins St.
Montevallo, AL 35115

After recording, mail document
and tax statements to:

Tamika Davis Cottingham
53 Davis Hawkins St
Montevallo, AL 35115
58-27-04-20-2-001-065.004

FMV = \$66,200
1/2 = \$33,000

QUITCLAIM DEED

This Quitclaim Deed (the "Deed") is made effective this
9-07-2025 (the "Effective Date") between Desmond
Cottingham (the "Grantor") whose mailing address is 53 Davis
Hawkins St., Montevallo, AL 35115, and Tamika Davis
Cottingham (the "Grantee") whose mailing address is 53
Davis Hawkins St, Montevallo, AL 35115.

WITNESSETH, that the Grantor, for and in consideration of
the sum of 0.00 (United States Dollars) and other
good and valuable consideration, to it in hand paid by
Grantee, the receipt whereof is hereby acknowledged, does
hereby quitclaim, convey and release unto Grantee all interest
Grantor has, if any, in the real property (the "Property")
located in Shelby County, Alabama, and more particularly
described as follows:

The Property will be held as sole ownership.

The Property is not homestead of the Grantor.

TO HAVE AND TO HOLD unto said Grantee, its successors
and assigns, forever.

EXECUTED this _____.



20250908000274370 2/3 \$61.50
Shelby Cnty Judge of Probate, AL
09/08/2025 04:16:23 PM FILED/CERT

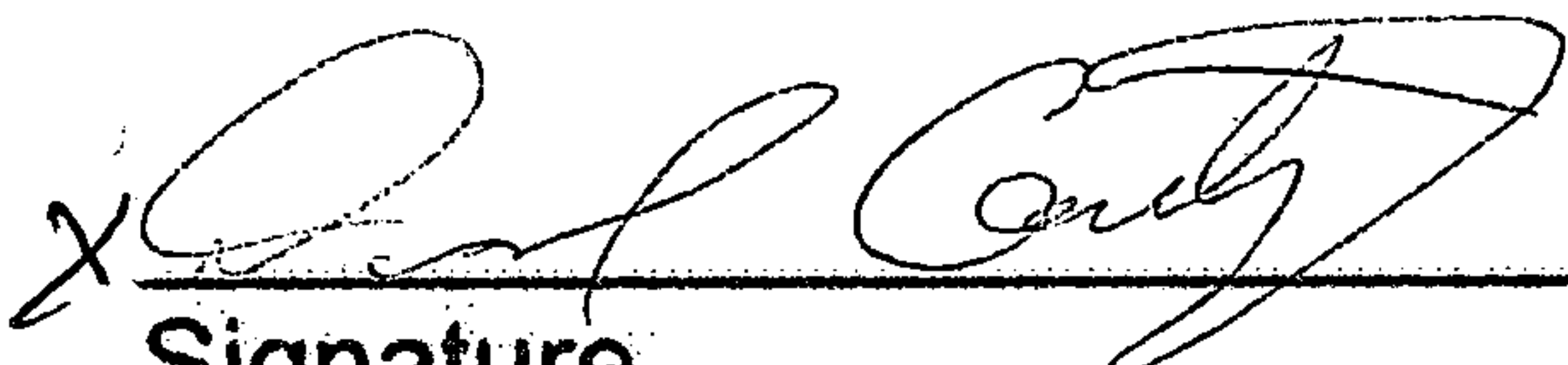
ACKNOWLEDGEMENT OF NOTARY PUBLIC

STATE OF Alabama

COUNTY OF Shelby

On this day, personally appeared before me by means of
 online notarization physical presence, the Grantor and
the Grantee, to me known to be the person(s) described in
and who executed the within instrument, and acknowledged
that they signed the same as their voluntary act and deed, for
the uses and purposes therein mentioned.

Witness my hand and official seal hereto affixed on this
8 day of Sept,
20 25.


Signature

Traci L Porter 402
Notary Public

My Commission Expires: 3-16-2026

20

Quitclaim Deed (Rev. 134FF27) 4 / 4

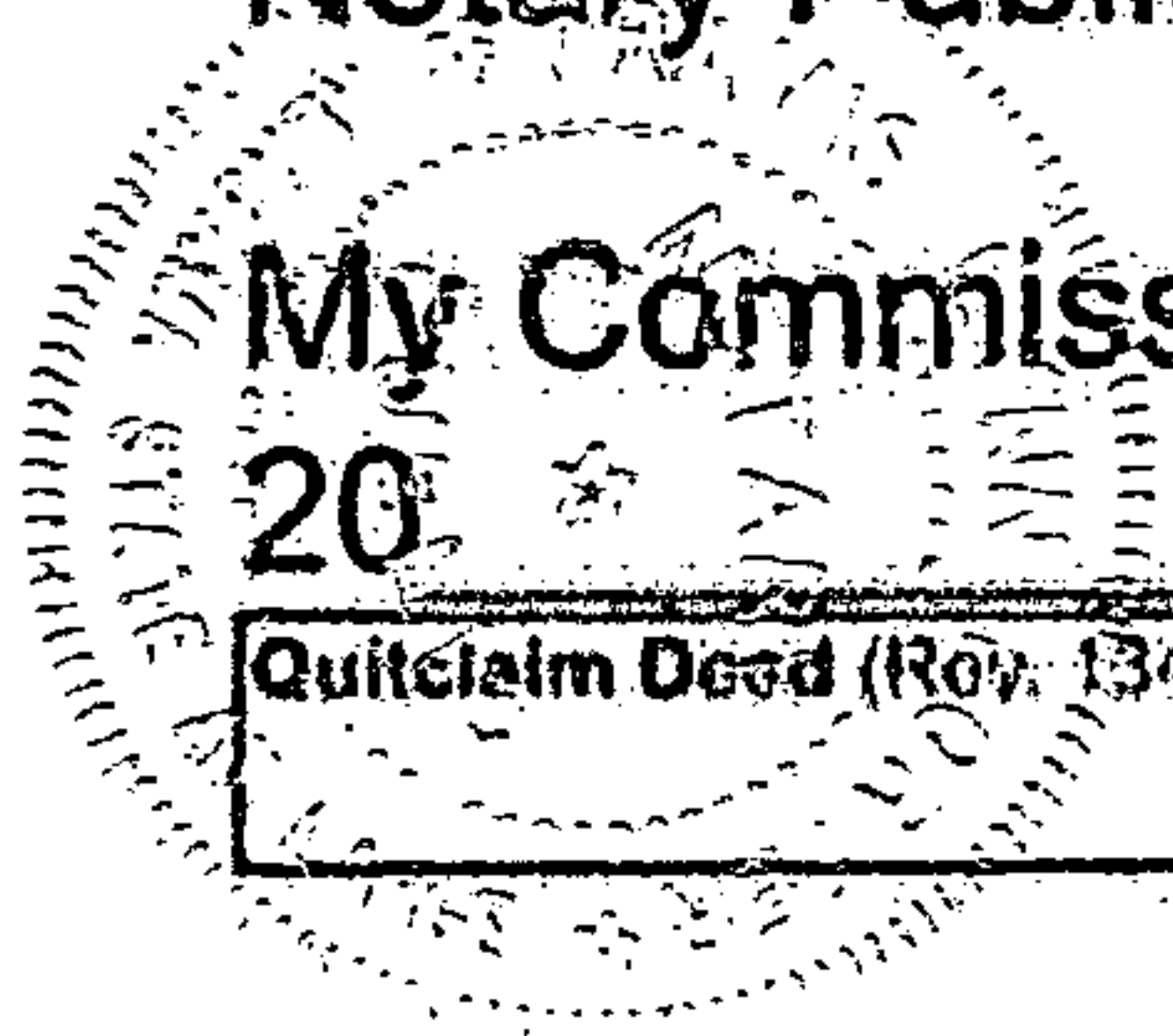


Exhibit A



20250908000274370 3/3 \$61.50
Shelby Cnty Judge of Probate, AL
09/08/2025 04:16:23 PM FILED/CERT

Com Int S/L of NW 1/4 NE 1/4 with E R/W Co. Rd. 17 thence along South R/W 95'
to POB thence E 285, SELY95, W70, SWLY17, Thence WLY 125 to SD R/W TH
NLY Along Road 230 to POB

Parcel Number: 58-27-04-20-2-001-065.004

Property Address = 140 Hwy 17
Montevallo, AL 35115