

QUITCLAIM DEED

STATE OF ALABAMA)

COUNTY OF SHELBY)

KNOW ALL MEN BY THESE PRESENTS: That for and in consideration of the sum of TEN DOLLARS (\$10.00) and other good and valuable considerations paid to us by Grantee, the receipt in full and sufficiency whereof is acknowledged, We, the undersigned Grantors, **Christopher Feenker and Christine Feenker, a married couple,** do hereby remise, release, quitclaim, grant, and convey all our interest to **Christopher Feenker and Christine Feenker, Trustees of the Feenker Living Trust** **dated October 2, 2025,** in fee simple, to the following described real property, situated in Shelby County, Alabama, viz:

Lot 25, Block 4 according to the Survey of the Amended Map of Wyngate First Sector as recorded in Map Book 12, Page 1, Shelby County, Alabama Records.

This conveyance is hereby made subject to restrictions, easements and rights of way of record in the Probate Office of Shelby County, Alabama.

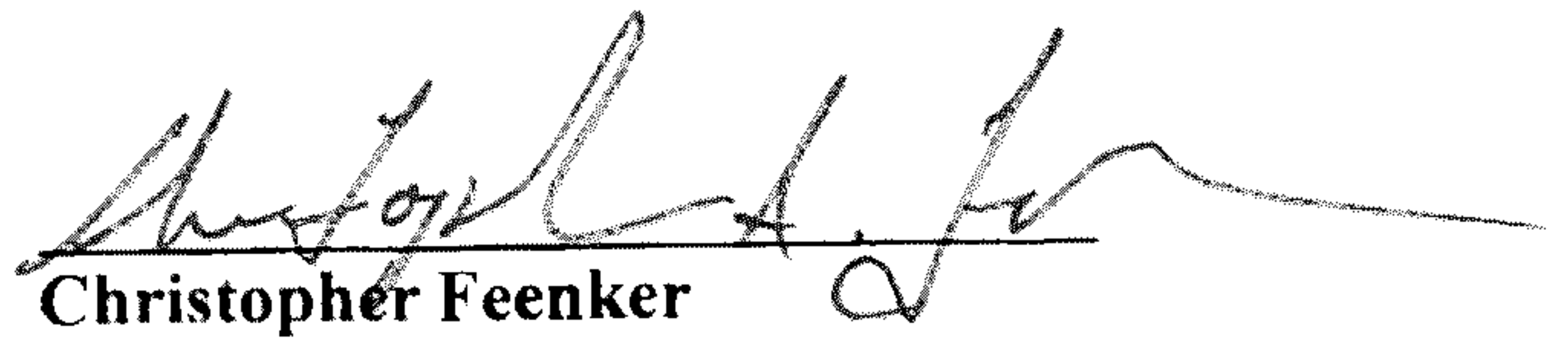
PROPERTY REAMINS THE HOMESTEAD OF THE GRANTORS

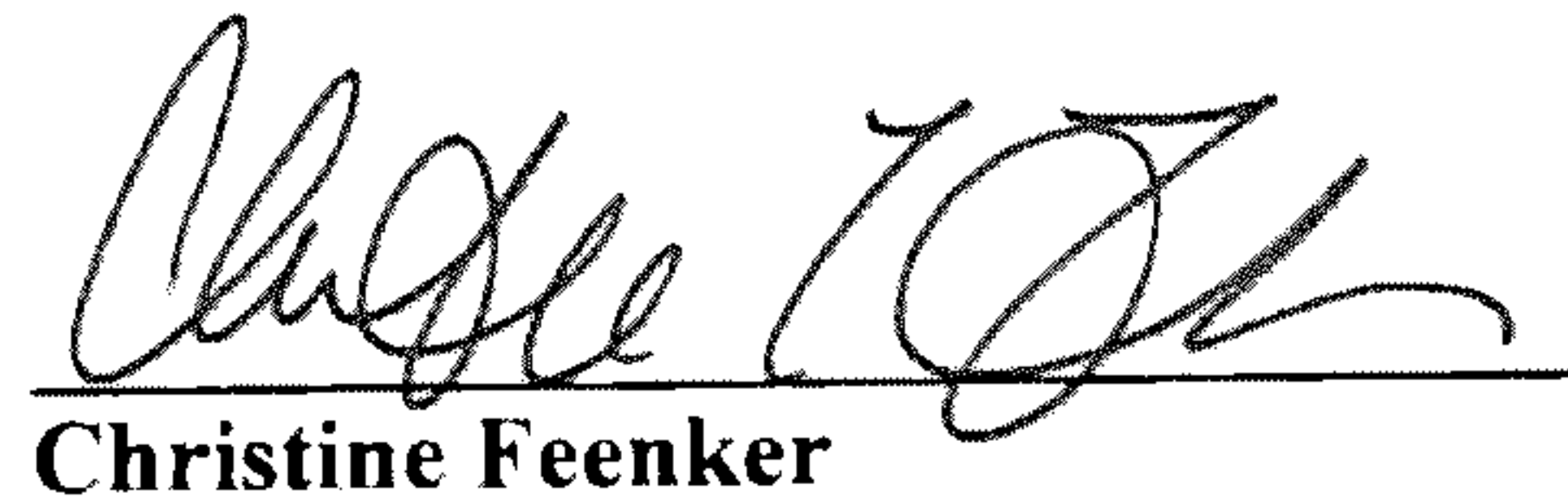
Source of title: Instrument Number 2003-0313590.

This deed prepared without benefit of title examination or survey and was prepared from description furnished by Grantor. The draftsman makes no warranties as to the sufficiency of the interest conveyed.

TO HAVE AND TO HOLD unto the said Grantees, their successors and assigns in fee simple.

IN WITNESS WHEREOF, we have hereunto set our hands and seals, this the 2nd day of October, 2025.

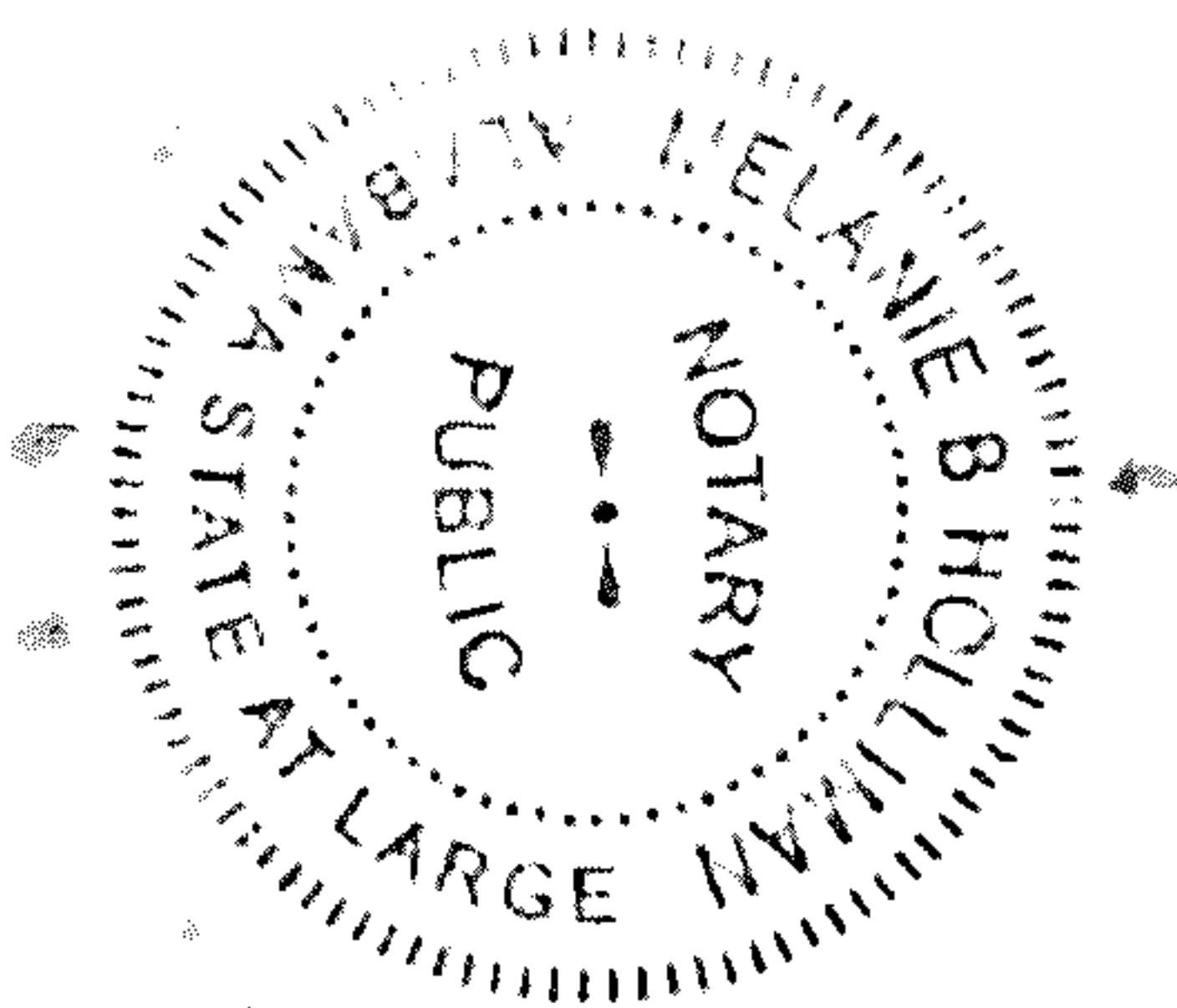

Christopher Feenker

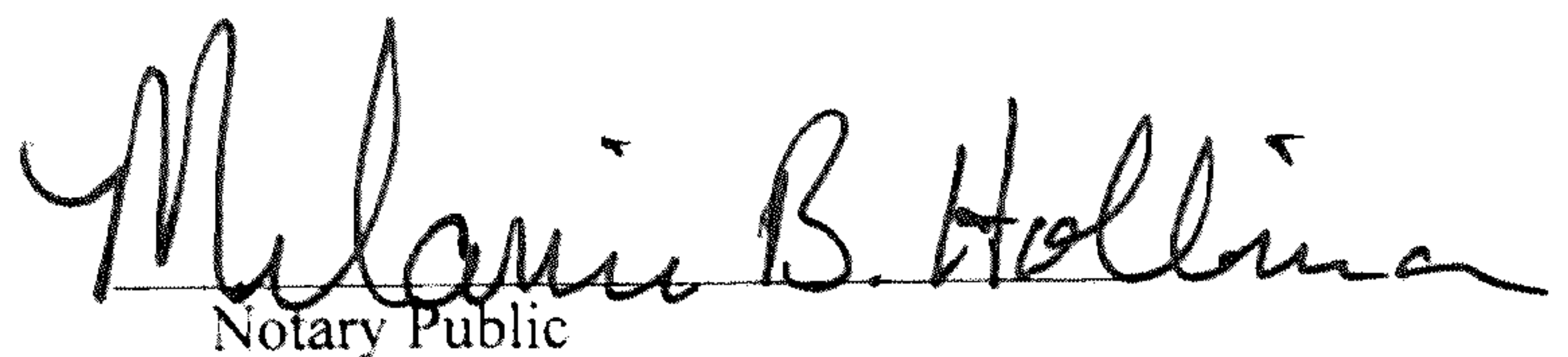

Christine Feenker

STATE OF ALABAMA)
COUNTY OF SHELBY)

I, the undersigned authority, a Notary Public in and for said County, in said State, do hereby certify that **Christopher Feenker and Christine Feenker**, whose names are signed to the foregoing conveyance and who are known to me, acknowledged before me on this day, that, being informed of the contents of the conveyance, they executed the same voluntarily on the day the same bears date.

Given under my hand and official seal, the 2nd day of October 2025.




Notary Public

My Commission Expires 06-08-2027.

This Instrument was Prepared By:
HOLLIMAN & HOLLIMAN, PLLC
Melanie B. Holliman, Esq.
2057 Valleydale Road, STE 111
Hoover, AL 35224
Phone: (256) 259-3301

Real Estate Sales Validation Form*This Document must be filed in accordance with Code of Alabama 1975, Section 40-22-1*

Grantor's Name Christopher & Christine Feenker
 Mailing Address 3705 Wyngate Cove
 Birmingham, AL 35242

Grantee's Name Christopher & Christine Feenker
 Mailing Address Trustees of the Feenker Living Trust
 3705 Wyngate Cove
 Birmingham, AL 35242

Property Address 3705 W Wyngate Cove
 Parcel 10-2-03-0-002-022.000

Date of Sale 10-2-2025
 Total Purchase Price \$

or
 Actual Value \$

or
 Assessor's Market Value \$ 595,800.00



Filed and Recorded
 Official Public Records
 Judge of Probate, Shelby County Alabama, County
 Clerk
 Shelby County, AL
 10/06/2025 08:34:29 AM
 \$625.00 BRITTANI
 20251006000307070

Brittani S. Boyd

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, 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 10-3-25

Print

Michael Bradford

Unattested

Sign

Michael Bradford

(verified by)

(Grantor/Grantee/Owner/Agent) circle one

Print Form

Form RT-1