



20251027000328210 1/3 \$51.00
Shelby Cnty Judge of Probate, AL
10/27/2025 12:21:42 PM FILED/CERT

Prepared By

Name: Diane Alverson
Address: 125 Meriwether Way
Calera
State: AL Zip Code: 35040

After Recording Return To

Name: _____
Address: _____
State: _____ Zip Code: _____

Space Above This Line for Recorder's Use

QUIT CLAIM DEED

STATE OF Alabama
Shelby COUNTY

KNOW ALL MEN BY THESE PRESENTS, That for and in consideration of the sum of
_____ (\$ 23000) in hand paid to

Bridget Thrash, a _____, residing at 904 Hwy 10,
County of Shelby, City of Montevalle, State of Alabama
(hereinafter known as the "Grantor(s)") hereby remise, release and forever quitclaim to
Nicole Ledbetter, a _____, residing at 108 Trillian Ln.,
County of Chilton, City of Clanton, State of Alabama
(hereinafter known as the "Grantee(s)") all the rights, title, interest, and claim in or to the
following described real estate, situated in Shelby County,
Alabama, to-wit:

[INSERT LEGAL DESCRIPTION HERE OR ATTACH AND INSERT]

To have and to hold, the same together with all and singular the appurtenances
thereunto belonging or in anywise appertaining, and all the estate, right, title, interest,
lien, equity and claim whatsoever for the said first party, either in law or equity, to the
only proper use, benefit and behoof of the said second party forever.



Shelby County, AL 10/27/2025
State of Alabama
Deed Tax: \$23.00



20251027000328210 2/3 \$51.00
Shelby Cnty Judge of Probate, AL
10/27/2025 12:21:42 PM FILED/CERT

Bridget Thrash
Grantor's Signature

Bridget Thrash
Grantor's Name

904 Hwy. 10
Address

Montevallo, AL 35040
City, State & Zip

Grantor's Signature

Grantor's Name

Address

City, State & Zip

In Witness Whereof,

[Signature]
Witness's Signature

Bayla Rogers
Witness's Name

11025 Hwy 25
Address

Calera, AL 35040
City, State & Zip

[Signature]
Witness's Signature

Melissa Klein
Witness's Name

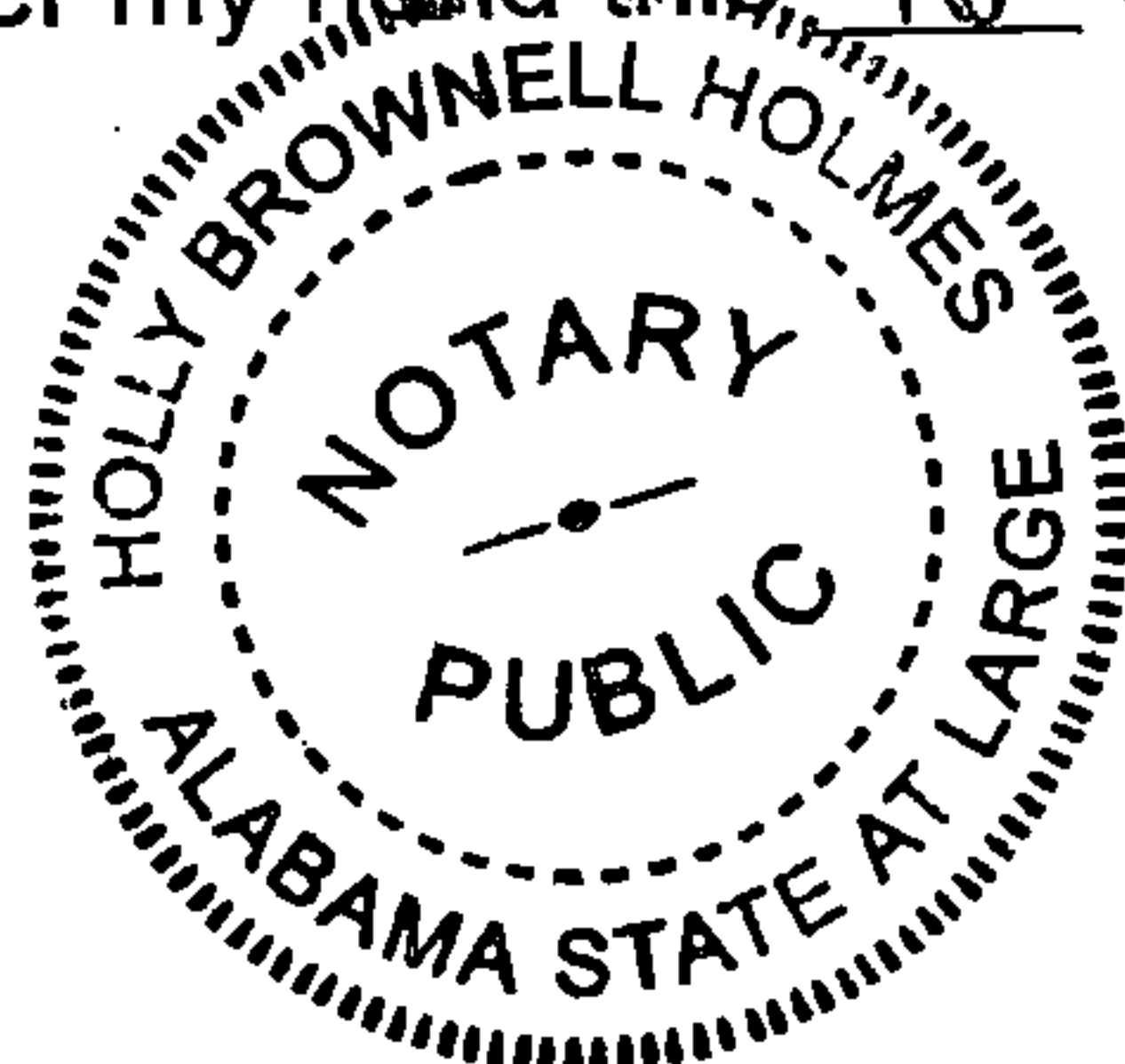
11025 Hwy 25
Address

Calera, AL 35040
City, State & Zip

STATE OF Alabama
COUNTY OF Shelby

I, the undersigned, a Notary Public in and for said County, in said State, hereby certify that Bridget Thrash whose names are signed to the foregoing instrument, and who is known to me, acknowledged before me on this day that, being informed of the contents of the instrument, they, executed the same voluntarily on the day the same bears date.

Given under my hand this 16th day of October, 2025.



Holly Brownell Holmes
Notary Public

My Commission Expires: MY COMMISSION EXPIRES DECEMBER 27 2027



20251027000328210 3/3 \$51.00
Shelby Cnty Judge of Probate, AL
10/27/2025 12:21:42 PM FILED/CERT

The East Half of the North 170 feet of Lot No. 2, according to map of Estate of Pleasant Shaw, Sr., located in NE $\frac{1}{4}$ of Section 19, Township 22, Range 3 West as recorded in Map Book 3 on page 49 in the Probate Office of Shelby County, Alabama.

Also, an easement of a uniform width of 20 feet for a private road for ingress and egress to and from the above described parcel and the Aldrich-Montevallo Road, said easement to be over and across the following described property: that part of Lot No. 2, according to map of Estate of Pleasant Shaw, Sr., located in NE $\frac{1}{4}$ of Section 19 Township 22, Range 3 West, as recorded in Map Book 3 on page 49 in Probate Office of Shelby County, Alabama, less and except the North 170 feet thereof. Also a part of the SW $\frac{1}{4}$ of NE $\frac{1}{4}$ and a part of the SE $\frac{1}{4}$ of NE $\frac{1}{4}$ of Section 19, Township 22 South, Range 3 West, described as follows: Beginning at the SE corner of the SW $\frac{1}{4}$ of the NE $\frac{1}{4}$ of Section 19, and run North 2 deg. 45 min. West 43 feet to a point on the North margin of the Aldrich - Montevallo Road; thence South 87 deg. 25 min. West 131 feet along the North margin of said road to SW corner of L. E. Shaw lot; thence North 2 deg. 35 min. West 210 feet; thence North 87 deg. 25 min. East 191 feet; thence South 2 deg. 35 min. East 210 feet to North line of said road; thence Westerly along North line of said road 60 feet to point of beginning.

Subject to easements and rights of way of record,

NOT A VALID INSTRUMENT UNDER THE PROBABILISTIC RECORDING ACT

804 Hwy. 10

Montevallo, AL
35115