

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 me by Grantee, the receipt in full and sufficiency whereof is acknowledged, We, the undersigned Grantors, **John Daniel Lott and Lue Ann Lott, a/k/a Lue Ann Hazen Lott a married couple**, hereby remise, release, quitclaim, grant, and convey all of my interest to **John Daniel Lott and Lue Ann Lott, Trustees of the Lott Living Trust**, in fee simple, to the following described real property, situated in Shelby County, Alabama, viz:

PROPERTY REMAINS THE HOMESTEAD OF THE GRANTORS

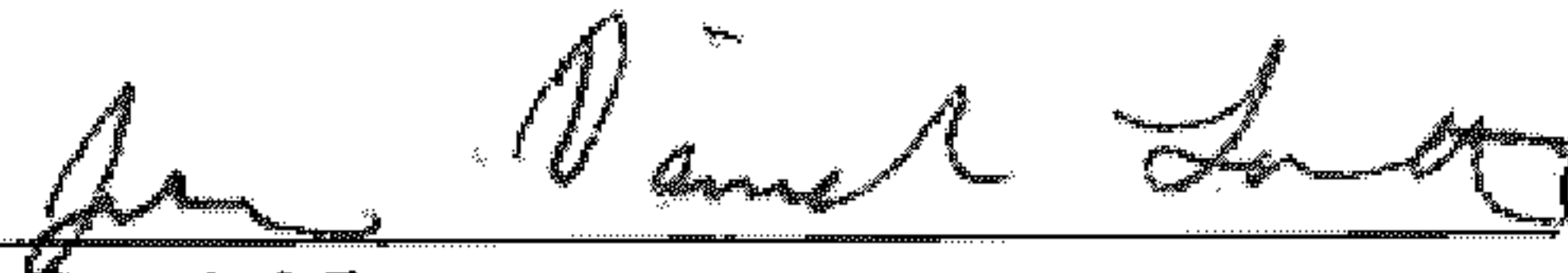
SEE EXHIBIT "A"

Source of title: Instrument Number 19801107000127170.

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 hand and seal, this the 17th day of September 2025.

 (SEAL)
John Daniel Lott

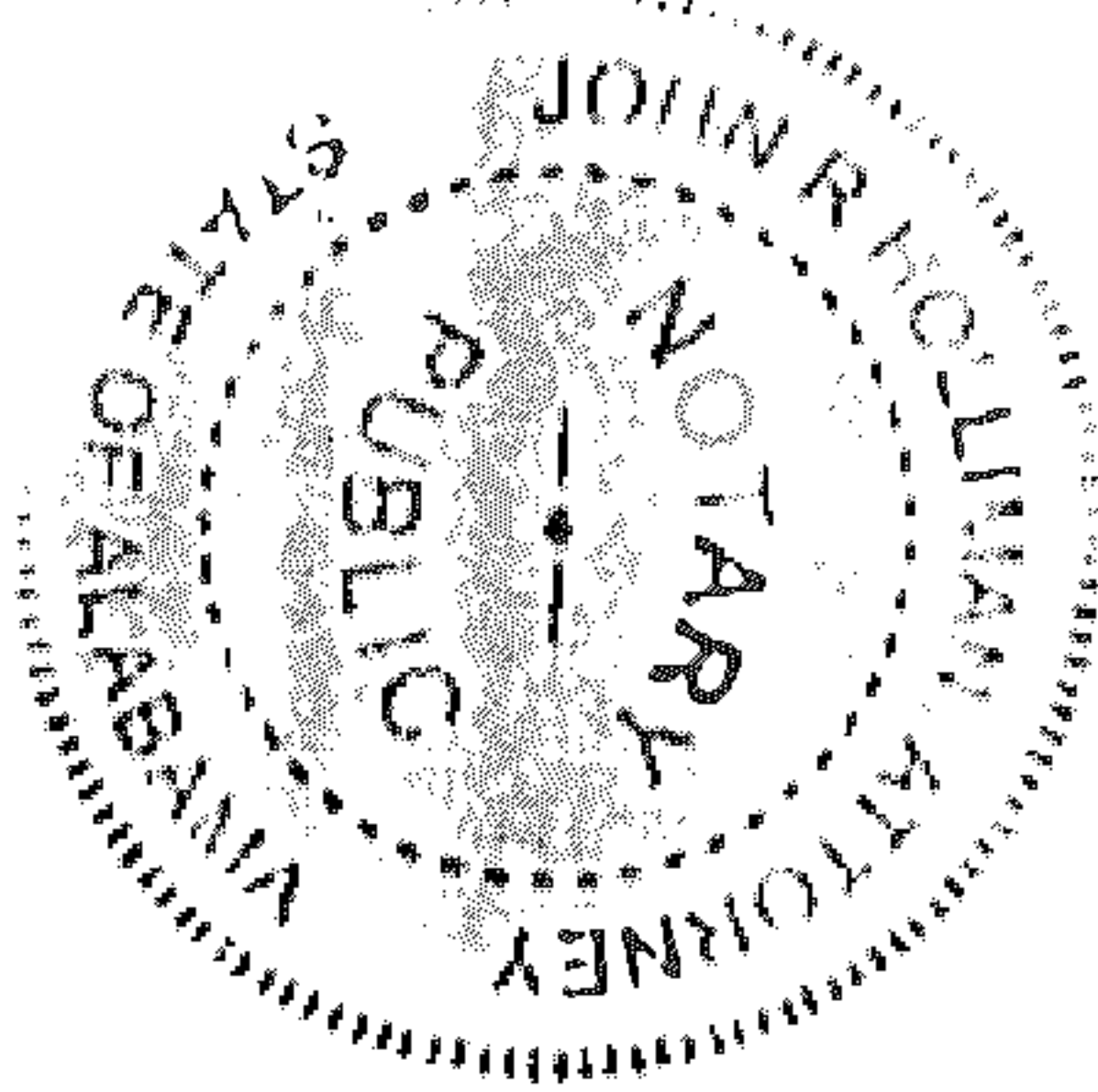
 (SEAL)
Lue Ann Lott

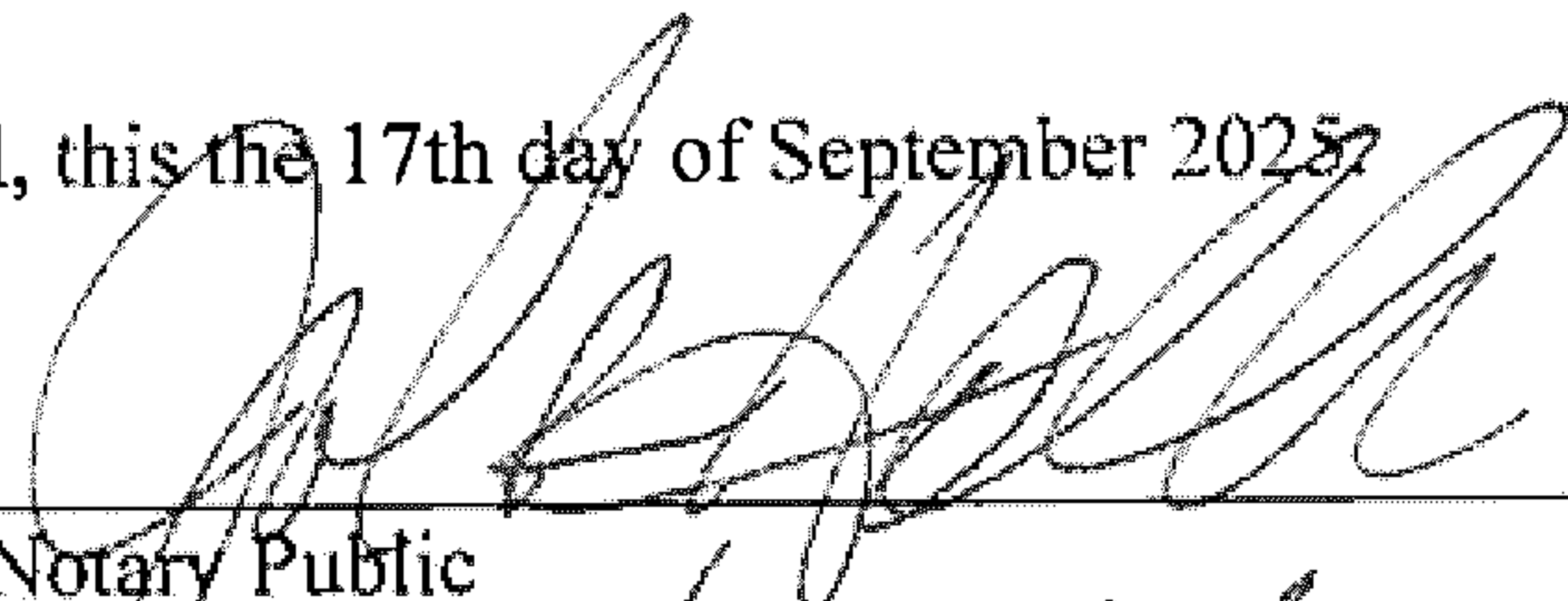
STATE OF ALABAMA

COUNTY OF SHELBY

I, the undersigned authority, a Notary Public in and for said County, in said State, do hereby certify that **John Daniel Lott & Lue Ann Lott**, whose name is signed to the foregoing conveyance and who is 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, this the 17th day of September 2025.




Notary Public
my comm exp:
8/18/27

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

Exhibit A

Begin at the north east corner of the North West Quarter of the North West Quarter of Section 26, Township 19 South, Range 3 West; thence run south along the east line of said quarter-quarter 466.16 feet to the southwesterly R.O.W. of Shelby County Road #271, said point on R.O.W. being the point of beginning; thence continue south along the previous course 376.76 feet; thence turn an azimuth of 242 degrees 06 minutes south westerly 469.82 feet; thence turn an azimuth of 00 degrees 00 minutes north 200.00 feet; thence turn an azimuth of 46 degrees 34 minutes north easterly 576.82 feet to the point of beginning, said property contains 2.75 acres more or less.

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

Grantor's Name John Daniel & Lue Ann Lott
 Mailing Address 406 Cahaba River EST
Hoover, AL 35244

Grantee's Name John Daniel & Lue Ann Lott, Trustees
 Mailing Address of the Lott Living Trust
406 Cahaba River EST
Hoover, AL 35244

Property Address 406 Cahaba River ESTS
Parcel 11-7-26-0-001-007.001

Date of Sale 9-17-2025

Total Purchase Price \$ _____

or

Actual Value \$ _____

or

Assessor's Market Value \$ 491,100.00

Filed and Recorded
 Official Public Records
 Judge of Probate, Shelby County Alabama, County
 Clerk
 Shelby County, AL
 10/30/2025 10:45:53 AM
 \$524.50 BRITTANI
 20251030000332680

Allen S. Byrd

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☒ Appraisal☐ Sales Contract☐ Other☐ Closing Statement

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 10-30-25

Print

Michael Bradford

Sign

Michael Bradford

Unattested

(verified by)

(Grantor/Grantee/Owner/Agent) circle one

Print Form**Form RT-1**