

This instrument was prepared by:  
Toni B. Smoke, Esq.  
THE SMOKE LAW GROUP, L.L.C.  
P.O. Box 13577  
Birmingham, AL 35202

SEND TAX NOTICE TO:  
Eric McKnight  
204 Englewood Drive  
Fairfield, AL 35064

## QUITCLAIM DEED

STATE OF ALABAMA        )  
COUNTY OF SHELBY     )

KNOW ALL MEN BY THESE PRESENTS, that for and in consideration of the sum of ten (00/100) dollars (\$10.00) and other good and valuable consideration in hand paid to the undersigned, the receipt whereof is hereby acknowledged, the undersigned **Kevin Gibson and Kerri Gibson, husband and wife** (hereinafter called Grantor), hereby grants, bargains, sells, and conveys to **Eric McKnight, a married man** as Grantee, all rights, title, interest and claim in or to the following described real estate, situated in **Shelby County, Alabama**, having a property address of **1081 Grande View Pass, Maylene, AL 35114**, to-wit:

**Lot 1522, according to the Survey of Grande View Estates, Givianpour Addition to Alabaster, 15th Addition, as recorded in Map Book 32, Page 126, in the Office of the Judge of Probate of Shelby County, Alabama**  
**Parcel #: 23 5 21 0 009 022.000**

No title examination has been performed. The preparer of this deed makes no guarantees concerning either the accuracy of this description or the ownership of this property.

Subject to easements, restrictions and reservations of record and taxes for this and subsequent years.

**TO HAVE AND TO HOLD** to said Grantee, in fee simple, their heirs, executors, administrators and assigns forever.

IN WITNESS WHEREOF, Grantors have caused these presents to be executed, this 15 day of Sept, 2025.

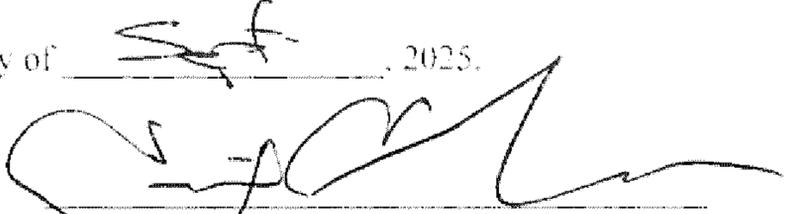
  
Kevin Gibson

  
Kerri Gibson

STATE OF ALABAMA )  
COUNTY OF Shelby )

I, the undersigned authority, a notary in and for said County, in said State, hereby certify that **Kevin Gibson**, 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 15 day of Sept, 2025.

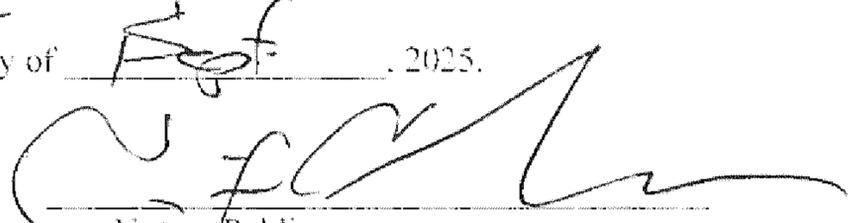
  
Notary Public

My Commission Expires: 3/11/2028

STATE OF ALABAMA )  
COUNTY OF Shelby )

I, the undersigned authority, a notary in and for said County, in said State, hereby certify that **Kerri Gibson**, 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 15 day of Sept, 2025.

  
Notary Public

My Commission Expires: 3/11/2028

Real Estate Sales Validation Form

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

Grantor's Name Kevin & Kari Gibson
Mailing Address 520 County Road 800
Calera, AL 35040

Grantee's Name Eric C McKnight
Mailing Address 204 Englewood Drive
Fairfield, AL 35064

Property Address 1081 Grande View Pass
Alabaster, AL 35114

Date of Sale 09/15/2025
Total Purchase Price \$ 10.00



Filed and Recorded
Official Public Records
Judge of Probate, Shelby County Alabama, County
Clerk
Shelby County, AL
01/27/2026 10:56:22 AM
\$103.00 KELSEY
20260127000023110

Alvin S. Beyl

or
Actual Value \$
or
Assessor's Market Value \$ 75,000

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 Shelby County Tax Assessor

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 09/15/2025

Print Toni B. Smoke, Esq.

X Unattested

Sign

Toni B. Smoke

(verified by)

(Grantor/Grantee/Owner/Agent) circle one

Print Form

Form RT-1