

THIS INSTRUMENT PREPARED BY:
J. MICHAEL CARRA, ESQ.
THE CARRA LAW FIRM LLC
2522 Valleydale Road, Suite 201
Birmingham, AL 35244

SEND TAX NOTICE TO:
2045 Brae Trail
Birmingham, AL 35242

Grantor's Address:
2045 Brae Trail
Birmingham, AL 35242

Grantee's Address:
2045 Brae Trail
Birmingham, AL 35242

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 consideration in hand paid to **THE CARLIN FAMILY TRUST** (hereinafter referred to as "Grantor(s)"), the receipt and sufficiency of which is hereby acknowledged, by **DAVID JESPERSON CARLIN** (hereinafter referred to as "Grantee(s)"), does hereby GRANT, BARGAIN, SELL and CONVEY unto Grantee(s), in fee simple absolute together with every contingent remainder and right of reversion, and subject to all the provisions contained in this Deed, the following described real property situated in Shelby County, Alabama, to-wit:

LOT 12, ACCORDING TO THE 2ND AMENDED PLAT OF AMENDED PLAT OF THE BRAE SECTOR OF GREYSTONE FARMS, AS RECORDED IN MAP BOOK 19, PAGE 141, IN THE PROBATE OFFICE OF SHELBY COUNTY, ALABAMA: BEING SITUATED IN SHELBY COUNTY, ALABAMA

With a Mailing Address of **2045 Brae Trail, Birmingham, AL 35242**

PROPERTY VALUE: \$589,300

LESS AND EXCEPT such oil, gas, and other mineral interests, and all rights and privileges in connection therewith, as may have been reserved or conveyed by prior owners, if any.

TOGETHER WITH ALL AND SINGULAR the rights, members, privileges, tenements, hereditaments and appurtenances thereunto belonging, or in anywise appertaining, with ownership in Joint Tenancy with Rights of Survivorship.

IN WITNESS THEREOF, the Grantor/Trustee has executed this Trust Agreement on the date first above written.

Grantor/Trustee:

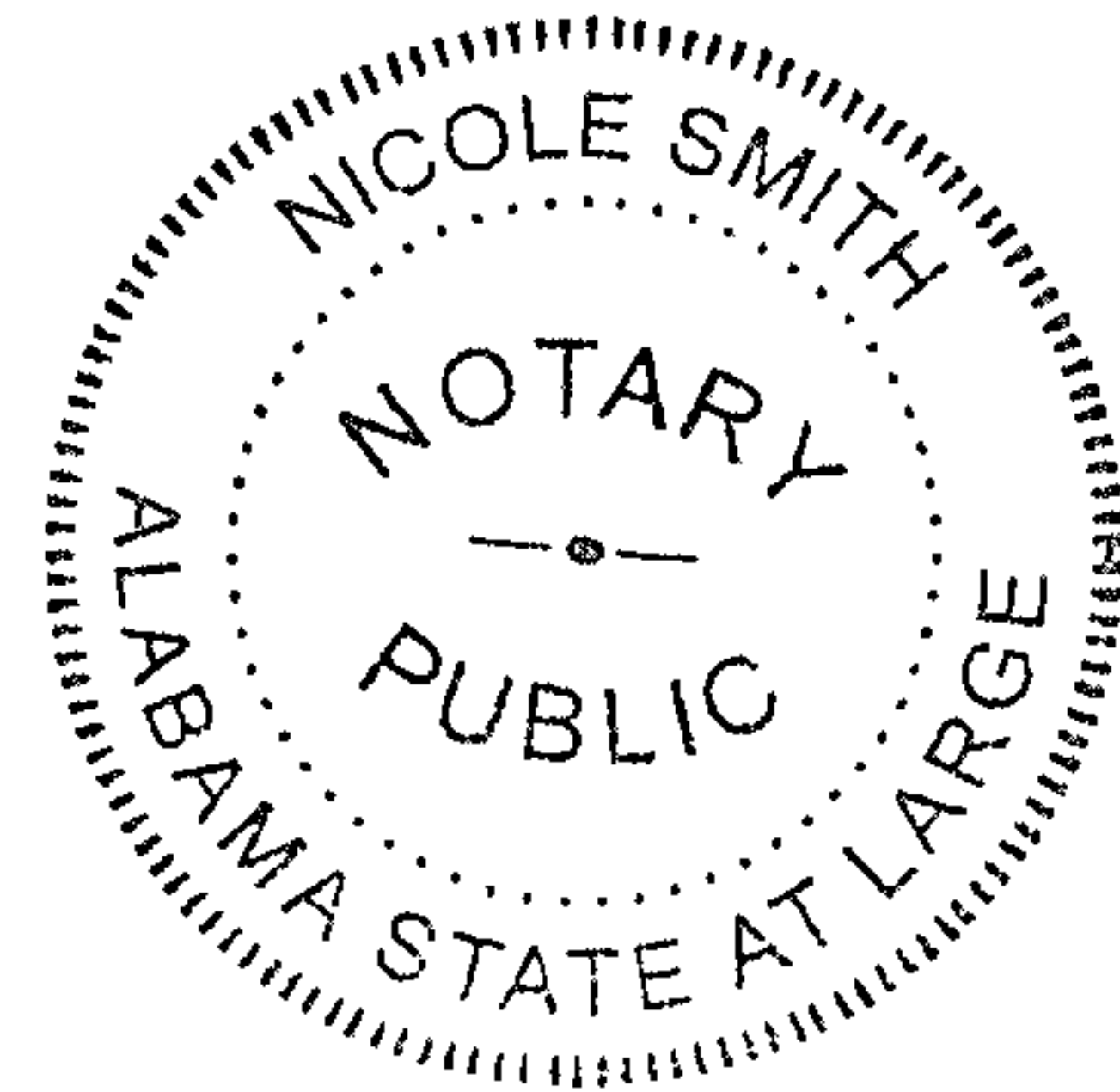
Vicky Jasperson Carlin by David Jasperson Carlin as Attorney-in-Fact
Vicky Jasperson Carlin by David Jasperson Carlin as Attorney-in-Fact

STATE OF ALABAMA)
COUNTY OF SHELBY)

I, the undersigned Notary Public in and for said County and State, hereby certify that David Jasperson Carlin as Attorney-in-Fact for Vicky Jasperson Carlin, the above named Grantor/Trustee, who is known to me, acknowledged before me on this day, that, being fully informed of the contents of the foregoing Trust Agreement, such person executed the same in such capacity on the day the same bears date.

Given under my hand and official seal on this the 5th day of March, 2026.

Nicole Smith
Notary Public
Print Name: Nicole Smith
My Commission Expires: 04-02-2028



This Document Prepared By:
Jamie E. Coston, Attorney at Law
P.O. Box 361016
Hoover, AL 35236
(205) 201-9577

Real Estate Sales Validation Form

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

Grantor's Name THE CARLIN FAMILY TRUST
Mailing Address 2045 Brae Trail
Birmingham, AL 35242

Grantee's Name David Jesperson Carlin
Mailing Address 2045 Brae Trail
Birmingham, AL 35242

Property Address 2045 Brae Trail
Birmingham, AL 35242

Date of Sale 03/5/2026
Total Purchase Price \$10.00
or
Actual Value \$
or
Assessor's Market Value \$

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 Quitclaim - Estate Planning

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).

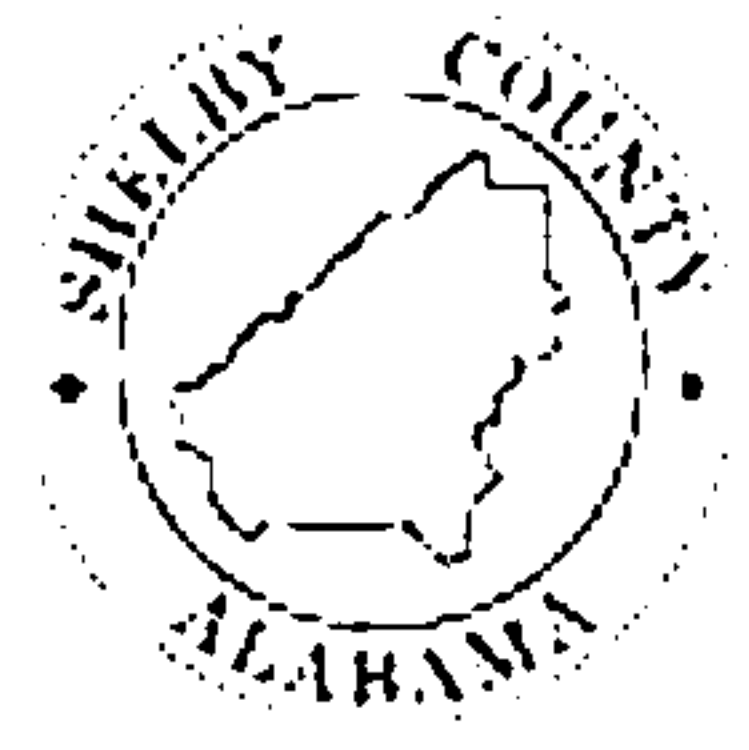
I attest, to the best of my knowledge and belief that the information contained in this document is true and accurate. I further understand that any false statements claimed on this form may result in the imposition of the penalty indicated in Code of Alabama 1975 § 40-22-1 (h).

Date 3/12/2026

Unattested

Closing Attorney (verified by)

Print J. Michael Carra, Esq.
Sign (Grantor/Grantee/Owner/Agent) circle one



Filed and Recorded
Official Public Records
Judge of Probate, Shelby County Alabama, County
Clerk
Shelby County, AL
03/12/2026 10:22:36 AM
\$617.50 PAYGE
20260312000072330

Alvin S. Bayl