

This instrument was provided by:  
Mike Atchison  
Attorney at Law, Inc.  
P. O. Box 822  
Columbiana, Alabama 35051

After recording, return to:

STATE OF ALABAMA,  
COUNTY OF SHELBY

### QUITCLAIM DEED

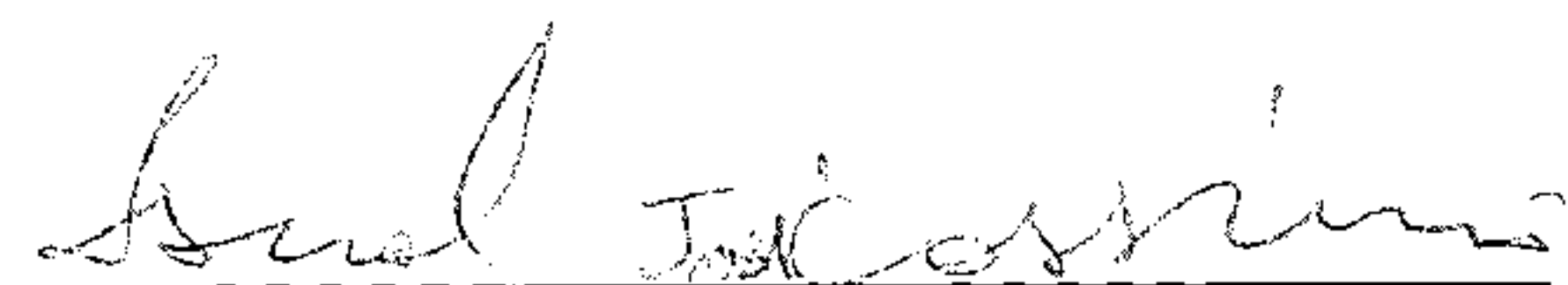
KNOW ALL MEN BY THESE PRESENTS, That for and in consideration of the sum of **ONE DOLLAR AND ZERO CENTS (\$1.00)** and other good and valuable consideration, in hand paid to the undersigned, the receipt whereof is hereby acknowledged, the undersigned, **Israel Jose Cassimiro and wife, Ladi Da Silva Girardi** hereby remises, releases, quit claims, grants, sells, and conveys to **Israel Jose Cassimiro** (hereinafter called Grantee), all his right, title, interest and claim in or to the following described real estate, situated in **SHELBY** County, Alabama, to-wit:

**Part of Lots 4 and 5, Block 1, George's Subdivision of Keystone, as recorded in the Probate Office of Shelby County, Alabama, in Plat Book 3, Pages 63 and 79 more particularly described as follows:**

**Begin at the Southwest corner of Section 25, Township 20 S, Range 3 West; run thence N 89°13' E along the S line of said section 258.5 feet to a point on the old right of way of US Highway 31; run thence at an angle of 75°33' left 340 feet to the original Southwest corner of Lot 4; run thence at an angle of 75°33' right 79.6 feet to a point on the new right of way of US Highway 31 for a point of beginning; thence continue on a prolongation of said line 120.4 feet to the Southeast corner of Lot 4; run thence at an angle of 75°33' left 129.9 feet; run thence at an angle of 90° left 116.6 feet to a point on the highway right of way; run thence at an angle of 90° left 160 feet along the highway right of way to the point of beginning.**

**TO HAVE AND TO HOLD** to said **GRANTEE** forever.

Given under my hand and seal, this 1<sup>st</sup> day of April, 2026.


  
Israel Jose Cassimiro

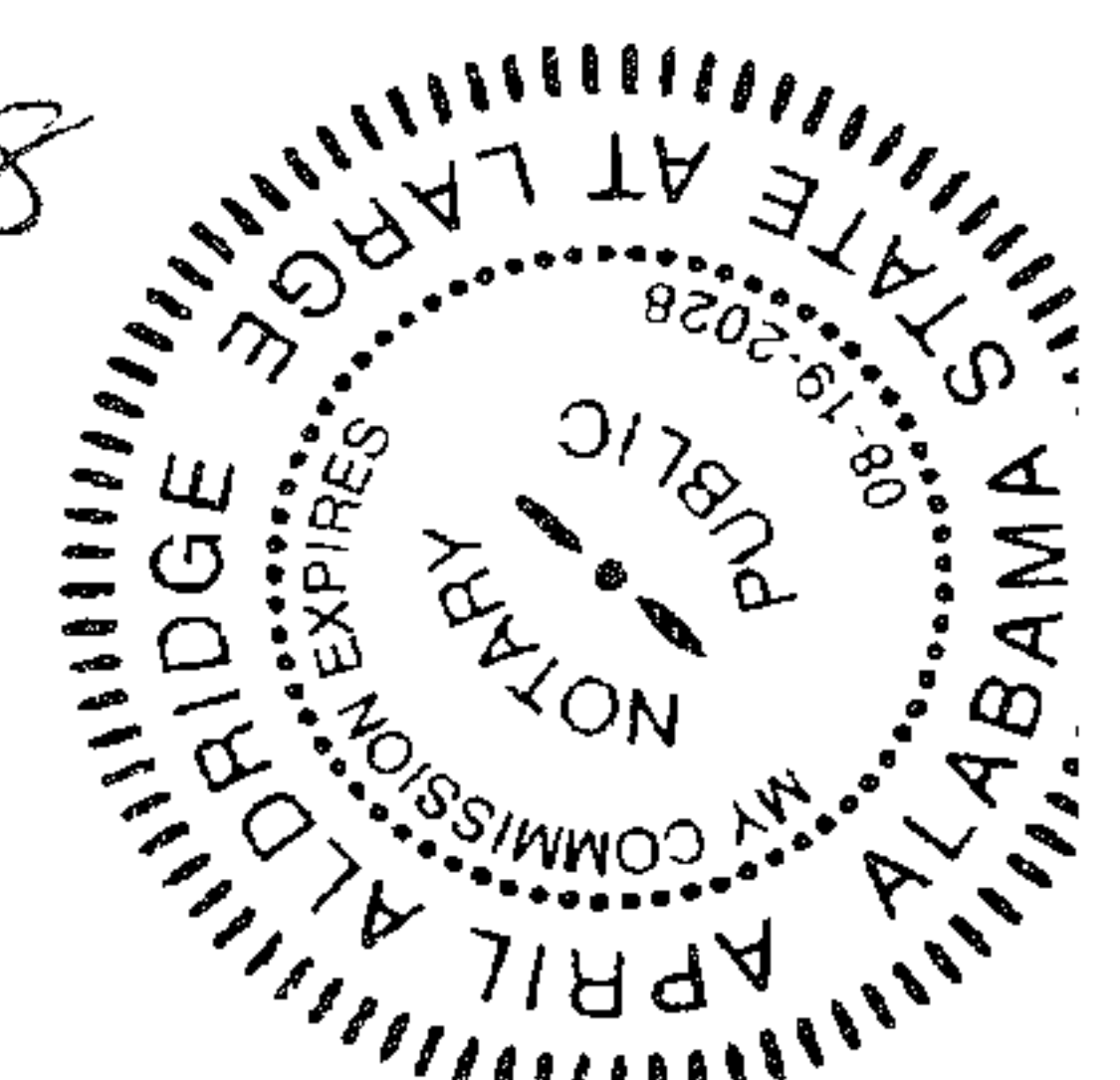
  
Ladi Da Silva Girardi

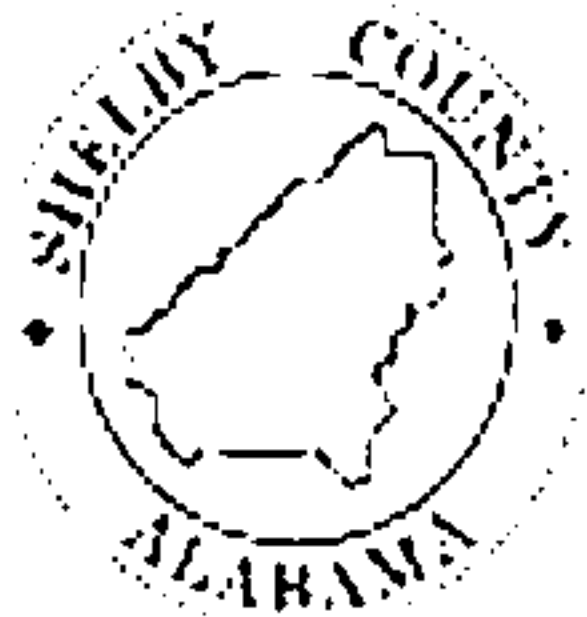
STATE OF ALABAMA  
COUNTY OF SHELBY

I, the undersigned authority, a Notary Public in and for said County, in said State, hereby certify that **Israel Jose Cassimiro and Ladi Da Silva Girardi**, whose name(s) is/are 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, he/she/they executed the same voluntarily on the day the same bears date.

Given under my hand and official seal this 1<sup>st</sup> day of April, 2026.

  
Notary Public  
My Commission Expires: 8/19/28





Filed and Recorded  
Official Public Records  
Judge of Probate, Shelby County Alabama, County  
Clerk  
Shelby County, AL  
04/02/2026 02:41:25 PM  
\$278.50 JOANN  
20260402000097080

*Allen S. Byrd*

Real Estate Sales Validation Form

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

Grantor's Name Ladi De Silva Girardi Grantee's Name Israel Jose Cassimiro  
Mailing Address 202 Lolley Dr Mailing Address SIS Woodbridge Tr  
Wilsonville AL Chelsea AL 35043  
35186

Property Address 1314 1st St No. Date of Sale 4-1-20  
Alabaster AL Total Purchase Price \$ \_\_\_\_\_  
35007 or  
Actual Value \$ \_\_\_\_\_  
or  
Assessor's Market Value \$ 253,500.00

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  Other 1/2 tax value  
 Sales Contract  
 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 \_\_\_\_\_

Print Mike T. Atchison

Unattested

Sign [Signature]  
(Grantor/Grantee/Owner/Agent) circle one

(verified by)