


*This instrument was prepared by and  
when recorded return to:*  
Claude McCain Moncus, Esq.  
CORLEY MONCUS, P.C.  
728 Shades Creek Parkway, Suite 100  
Birmingham, Alabama 35209

Send Tax Notice To:  
Davis Flagstone Construction, LLC  
119 Deerwood Lake Drive  
Harpersville, Alabama 35078

STATE OF ALABAMA                    )  
  :  
COUNTY OF JEFFERSON            )

  
20121227000495120 1/5 \$25.00  
Shelby Cnty Judge of Probate, AL  
12/27/2012 02:03:17 PM FILED/CERT

### STATUTORY WARRANTY DEED

**THIS STATUTORY WARRANTY DEED** executed and delivered this 24<sup>th</sup> day of December, 2012, by **WESTOVER DEVELOPMENT, L.L.C.**, an Alabama limited liability company (hereinafter referred to as the "Grantor"), to **DAVIS FLAGSTONE CONSTRUCTION, LLC**, an Alabama limited liability company (hereinafter referred to as the "Grantee").

#### KNOW ALL MEN BY THESE PRESENTS:

That in consideration of the sum of Four Hundred Seventy Seven Thousand Eight Hundred Fifty and no/100 Dollars and (\$477,850.00) in hand paid by Grantee to Grantor and other good and valuable consideration, the receipt and sufficiency of which are hereby acknowledged by Grantor, Grantor does by these presents grant, bargain, sell and convey unto Grantee that certain real property situated in Shelby County, Alabama, as more particularly described on Exhibit "A" attached hereto and incorporated herein (the "Property");

**TOGETHER WITH** all appurtenances thereto belonging or in anywise appertaining and all right, title and interest of Grantor in and to all roads, alleys and ways bounding the Property.

This conveyance is subject to easements, restrictions and covenants of record.

**TO HAVE AND TO HOLD**, to the said Grantee, its successors and assigns forever.

Grantor does for itself, its successors and assigns, covenant with Grantee, its successors and assigns, that Grantor, and its successors and assigns, shall warrant and defend the same to Grantee, its successors and assigns, forever, against the lawful claims (unless otherwise noted above) of all persons claiming by, through, or under Grantor, but not further or otherwise.

The entire consideration recited hereinabove was paid by a mortgage loan recorded simultaneously herewith.

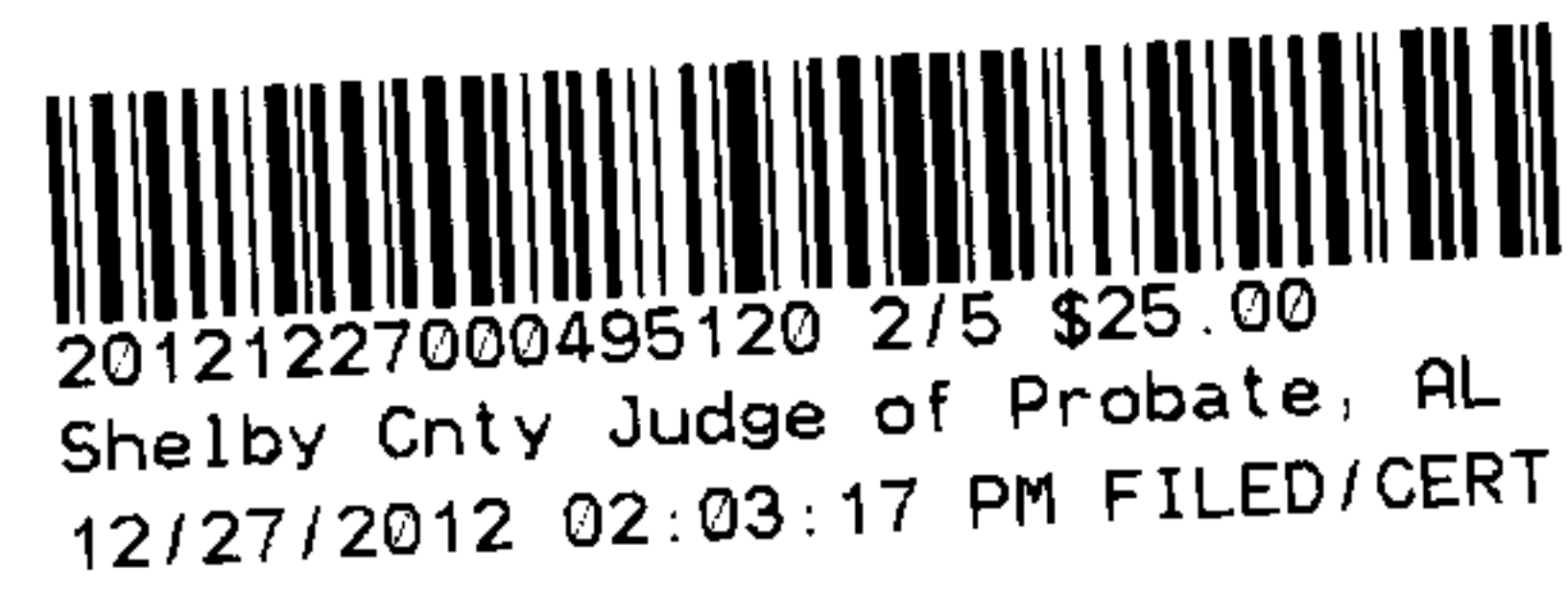
**IN WITNESS WHEREOF**, the Grantor has caused this Statutory Warranty Deed to be executed as of the date first written above.

**GRANTOR:**

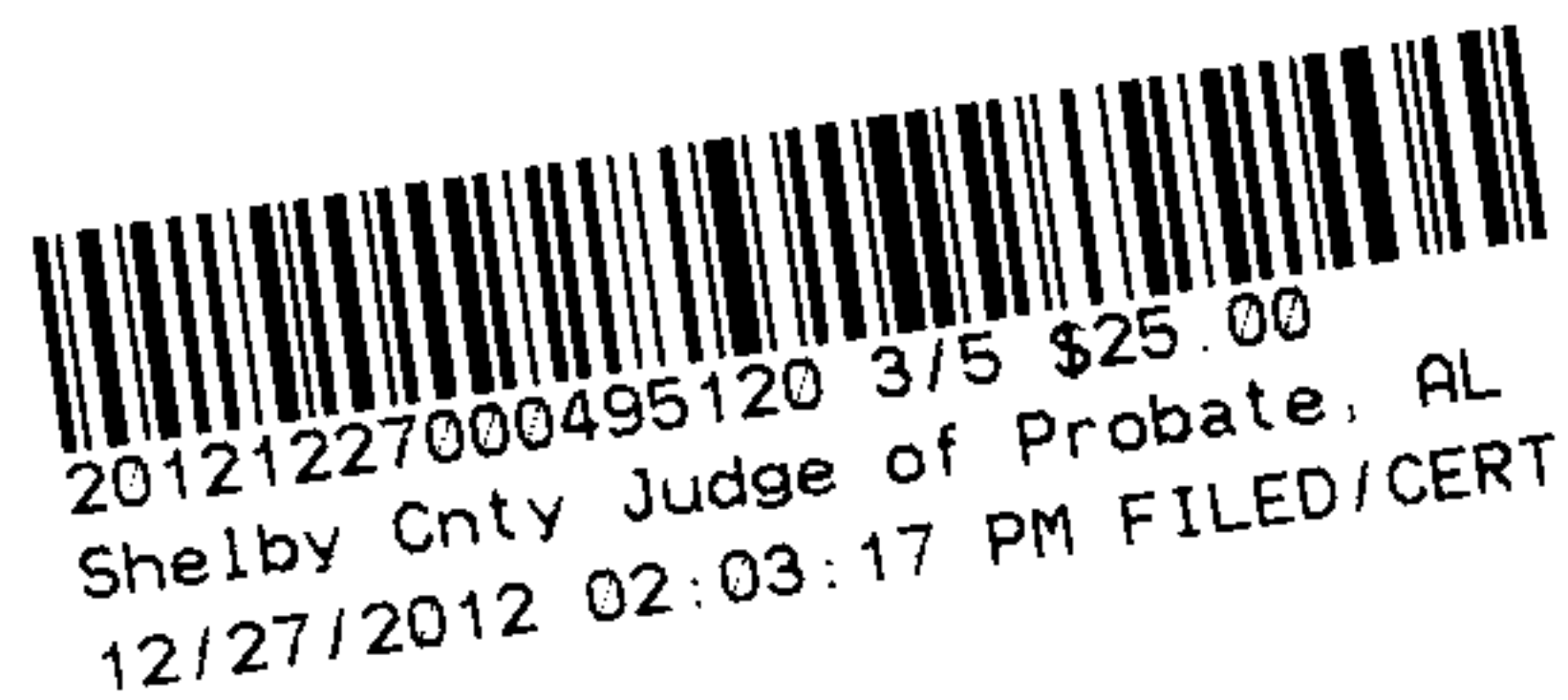
**WESTOVER DEVELOPMENT, L.L.C.**, an  
Alabama limited liability company

By:  [SEAL]  
Name: Lynal Chappell  
Title: Administrative Member

By:  [SEAL]  
Name: John B. Davis, Jr.  
Title: Administrative Member

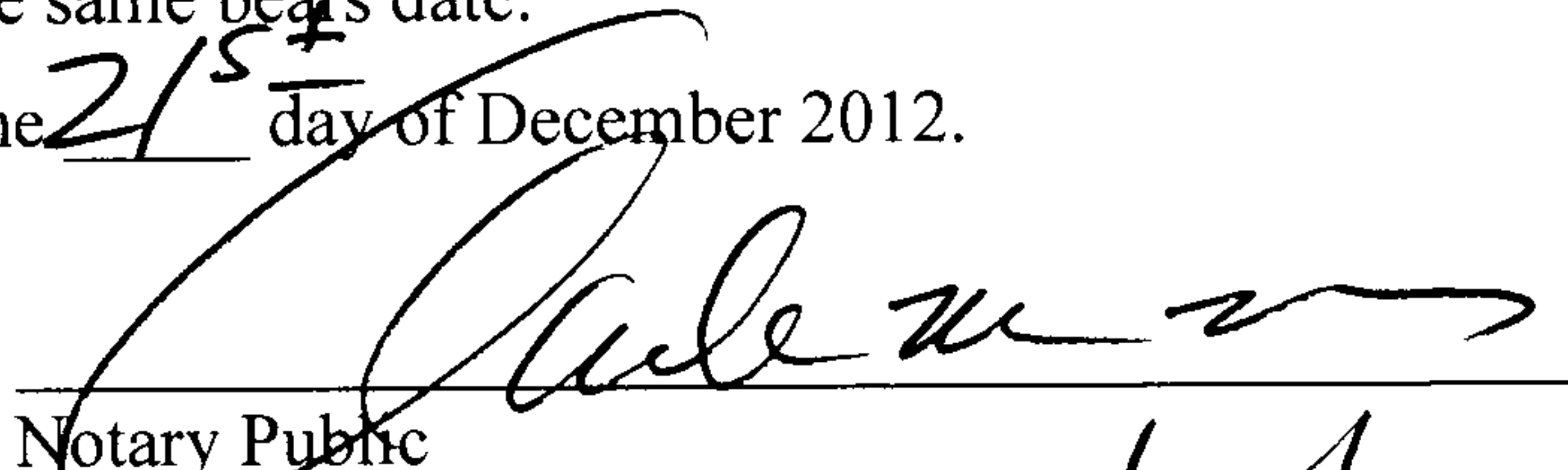


STATE OF ALABAMA     )  
                                     :  
JEFFERSON COUNTY     )



I, the undersigned authority, a Notary Public in and for said County, in said State, hereby certify that Lynam Chappell whose name as Administrative Member of **WESTOVER DEVELOPMENT, L.L.C.**, an Alabama limited liability company, is signed to the foregoing Statutory Warranty Deed and who is known to me, acknowledged before me on this day that, being informed of the contents of said Statutory Warranty Deed, he, in his capacity as such Authorized Member and with full authority, executed the same voluntarily for and as the act of said limited liability company, on the day the same bears date.

Given under my hand and seal this the 21<sup>st</sup> day of December 2012.

  
\_\_\_\_\_  
Notary Public

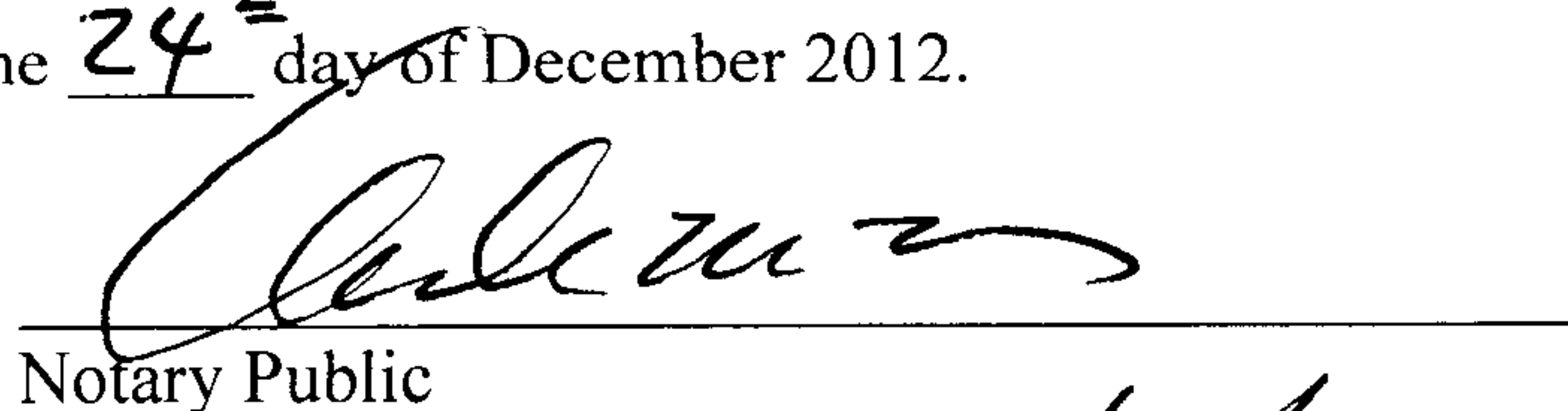
[NOTARIAL SEAL]

My Commission Expires: 12/28/2015

STATE OF ALABAMA     )  
                                     :  
JEFFERSON COUNTY     )

I, the undersigned authority, a Notary Public in and for said County, in said State, hereby certify that John B. Davis, Jr. whose name as Administrative Member of **WESTOVER DEVELOPMENT, L.L.C.**, an Alabama limited liability company, is signed to the foregoing Statutory Warranty Deed and who is known to me, acknowledged before me on this day that, being informed of the contents of said Statutory Warranty Deed, he, in his capacity as such Authorized Member and with full authority, executed the same voluntarily for and as the act of said limited liability company, on the day the same bears date.

Given under my hand and seal this the 24<sup>th</sup> day of December 2012.

  
\_\_\_\_\_  
Notary Public

[NOTARIAL SEAL]

My Commission Expires: 12/28/2015



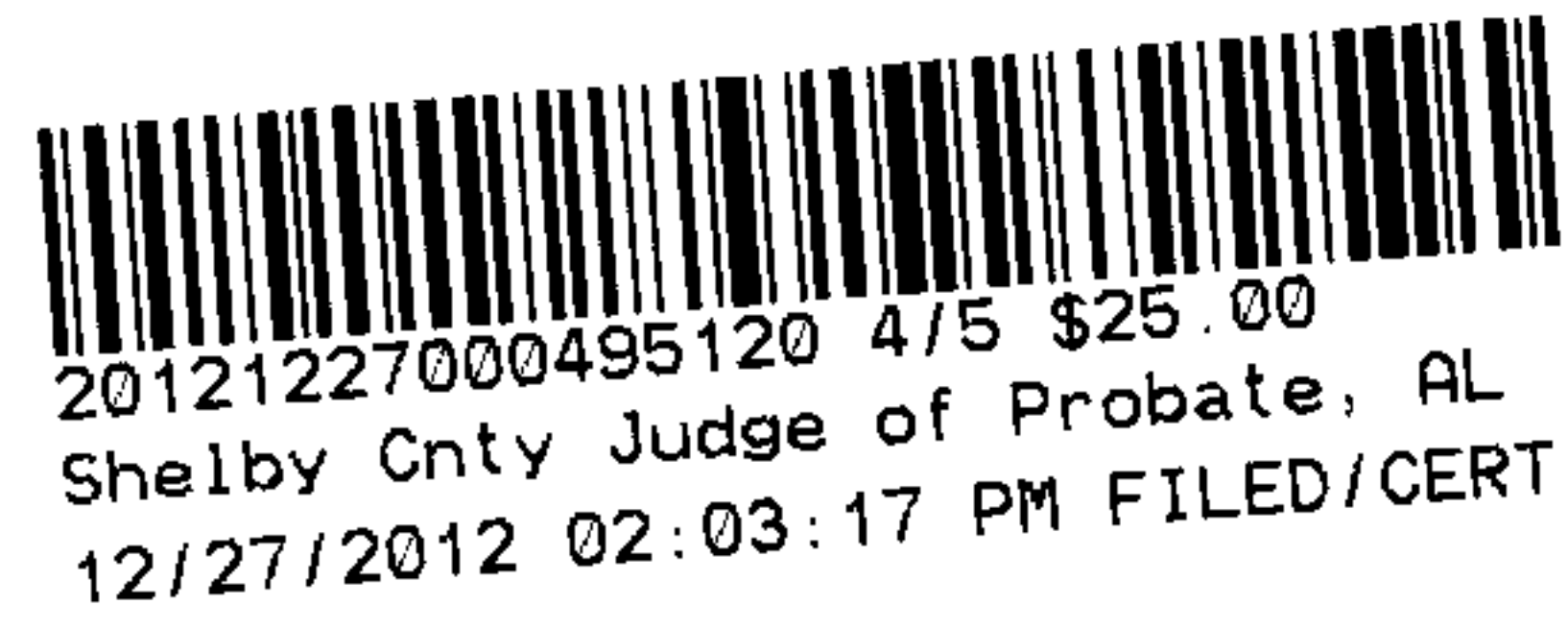
## **EXHIBIT A**

[Legal Description]

Lots 1, 17, 23, 28, 29, 31-35, 38-41, 53-55, 72, 76, 98, 107, 114-116, and 130 according to the Survey of The Villages of Westover, Sector 1, as recorded in Map Book 39, Pages 9A and 9B, in the Probate Office of Shelby County, Alabama.

ALSO:

Lots 45A and 81A, according to the Resurvey of Lots 45-50 and 81-82, The Villages of Westover, Sector 1, as recorded in Map Book 41, Page 65 in the Probate Office of Shelby County, Alabama.



REAL ESTATE SALES VALIDATION FORM  
Pursuant to Section 40-22-1, CODE OF ALABAMA, 1975

Grantor's Name: WESTOVER DEVELOPMENT, LLC

Mailing Address:

119 Deerwood Lake Drive  
HARRERSVILLE AL 35078

Grantee's Name:

DAVID FLAGSTONE CONSTRUCTION, L.L.C.

Mailing Address:

119 Deerwood Lake Drive  
Harrersville  
AL  
35078

Property Address:

27 Lots – No street addresses.

Date of Sale/Transfer:

December 21, 2012

Total Purchase Price:

\$447,850.00

Or

Actual Value:

Or

Assessor's Market Value:

The Purchase Price or Actual Value claimed on this form can be verified by the following documentary evidence:

Bill of Sale:

Sales Contract:

Closing Statement:

X

Appraisal:

Other: Tax Assessor

The undersigned, to the best of my knowledge and belief, attests that the information contained in this document is true and accurate. The undersigned further understands that any false statements claimed on this form may result in the imposition of the penalty indicated in Section 40-22-1(h), CODE OF ALABAMA, 1975.

Dated: December 21, 2012

Name of Grantor/Grantee/Owner/Agent  
WESTOVER DEVELOPMENT,  
L.L.C., an Alabama  
limited liability company

SWORN AND SUBSCRIBED to before  
me, the undersigned Notary Public this  
21<sup>st</sup> day of December, 2012

Notary Public

My Commission Expires:

12/21/2015

[Notary Seal]

By:

Lynal Chappell/ Adm. Member

By:

John B. Davis, Jr. Adm. Member