

Tax Notice:
Autumnwood Homes, Inc.
640 Bear Run Lane
Lewis Center, OH 43035
File No. BHM1200920

STATE OF ALABAMA **\$35,442.00**
COUNTY OF SHELBY **Value**

STATUTORY WARRANTY DEED

KNOW ALL MEN BY THESE PRESENTS, that in consideration of Ten Dollars (\$10.00) and other good and valuable consideration, in hand paid to the undersigned, **Ohio Investments, LLC, a limited liability company** (hereinafter "Grantor"), the receipt of which is acknowledged, the undersigned does hereby grant, bargain, sell and convey unto **Autumnwood, Homes, Inc.** (hereinafter "Grantee"), the following described real estate situated in Shelby County, State of Alabama, to wit:

Lot 45AA, according to a Resurvey of Valley Forge, Lots 44 and 45, as recorded in Map Book 21, Page 7, in the Probate Office of Shelby County, Alabama.

TO HAVE AND TO HOLD unto the Grantee and unto their heirs and assigns forever, in fee simple.

This instrument is executed without warranty or representation of any kind on the part of the undersigned, expressed or implied, except that there are no liens or encumbrances outstanding against the premises conveyed which were created or suffered by the undersigned and not specifically excepted herein.

WITNESS my hand and seal this 8th day of January, ~~2011~~ 2013.

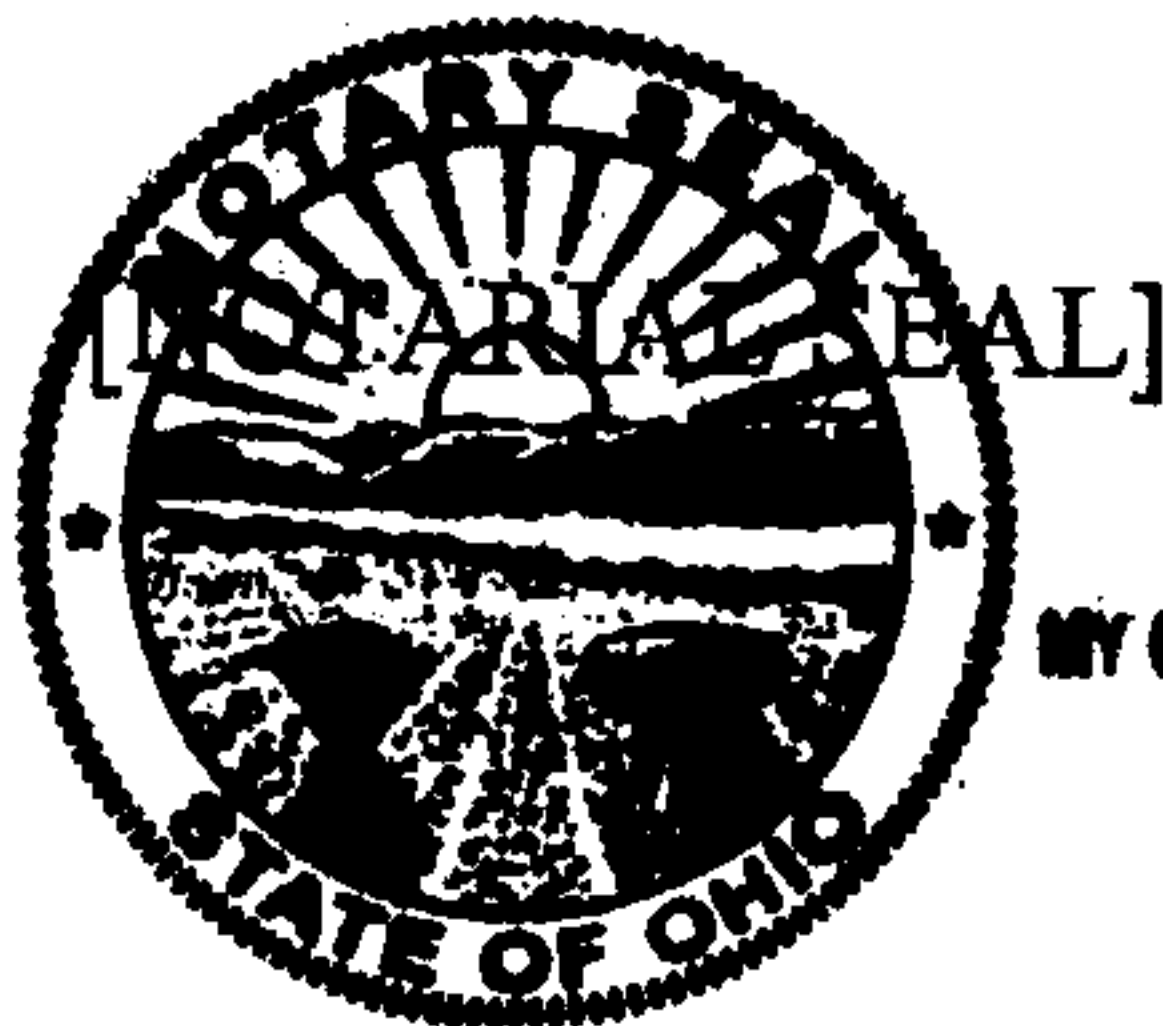
Ohio Investments, LLC, a limited liability company

By: John B Zitzner
Its: Member

STATE OF Ohio)
COUNTY OF Clark)

I, the undersigned Notary Public in and for said County and State, hereby certify that John B Zitzner whose name as Member of Ohio Investments, LLC, a limited liability company, is signed to the foregoing instrument, and who is known to me, acknowledged before me on this day, that, being informed of the contents of the said instrument, he/~~she~~, in his/~~her~~ capacity as such 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 8th day of January,
~~2012~~ 2013.



JILL L. HARMER
NOTARY PUBLIC, STATE OF OHIO
MY COMMISSION EXPIRES NOVEMBER 20, 2015

Jill L. Harmer
Notary Public
Printed Name of Notary:
Jill L. Harmer
My Commission Expires:
11-20, 2015.

This instrument prepared by:
S. Kent Stewart
Stewart & Associates, P.C.
3595 Grandview Parkway Suite 645
Birmingham, AL 35243



20130109000012980 2/3 \$53.50
Shelby Cnty Judge of Probate, AL
01/09/2013 01:49:10 PM FILED/CERT

Real Estate Sales Validation Form


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

Grantor's Name	<u>Ohio Investments, LLC</u>	Grantee's Name	<u>Autumnwood Homes, Inc.</u>
Mailing Address	<u>7299 Dayton-Springfield Road</u> <u>Enon, OH 45323</u>	Mailing Address	<u>640 Bear Run Lane</u> <u>Lewis Center, OH 43035</u>
Property Address	<u>713 Colonial Drive</u> <u>Alabaster, AL 35007</u>	Date of Sale	<u>January 8, 2013</u>
		Total Purchase Price	<u>\$ 35,442.00</u>
		or	
		Actual Value	<u>\$</u>
		or	
		Assessor's Market Value	<u>\$</u>

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


20130109000012980 3/3 \$53.50
Shelby Cnty Judge of Probate, AL
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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).

Reli Settlement Solutions, LLC

Date January 8, 2013

Print By: Jennifer L. Banik, Closing Agent

Unattested

Sign

(verified by)

(Grantor/Grantee/Owner/Agent) circle one

Form RT-1