

This instrument prepared by:
Sandy F. Johnson
3170 Highway 31 South
Pelham, AL 35124

SEND TAX NOTICE TO:
Southern Capital Managers, LLC
170 Scarlet Oak Drive
Maylene, AL 35114

STATUTORY WARRANTY DEED

STATE OF ALABAMA)
)
SHELBY COUNTY)

KNOW ALL MEN BY THESE PRESENTS, that in consideration of the sum of Three Hundred Twenty-Five Thousand And No/100 Dollars (\$325,000.00) in hand paid by Southern Capital Managers, LLC, an Alabama limited liability company (hereinafter referred to as "GRANTEES") to North Alabama Bank, an Alabama corporation (hereinafter referred to as "GRANTOR") the receipt of which is hereby acknowledged, the said GRANTOR does by these presents grant, bargain, sell and convey unto the said GRANTEES, the following described real estate in **Shelby County, Alabama**, to wit:

Lots 5, 15, 16, 19, 25, 32, 44, 45, 46, and 47, according to the map and survey of Maple Ridge Subdivision, as recorded in Map Book 37, Page 87, in the Office of the Judge of Probate of Shelby County, Alabama.

Two Hundred Ninety-Two Thousand Five Hundred And No/100 Dollars (\$292,500.00) of the consideration recited herein is from the proceeds of a purchase money mortgage of even date herewith.

Subject to all recorded and unrecorded easements, covenants, restrictions, rights of way, overlaps and encroachments, if any, affecting the property, ad valorem taxes for the year 2014 which are a lien but which are not yet due and payable, and ad valorem taxes for future years.

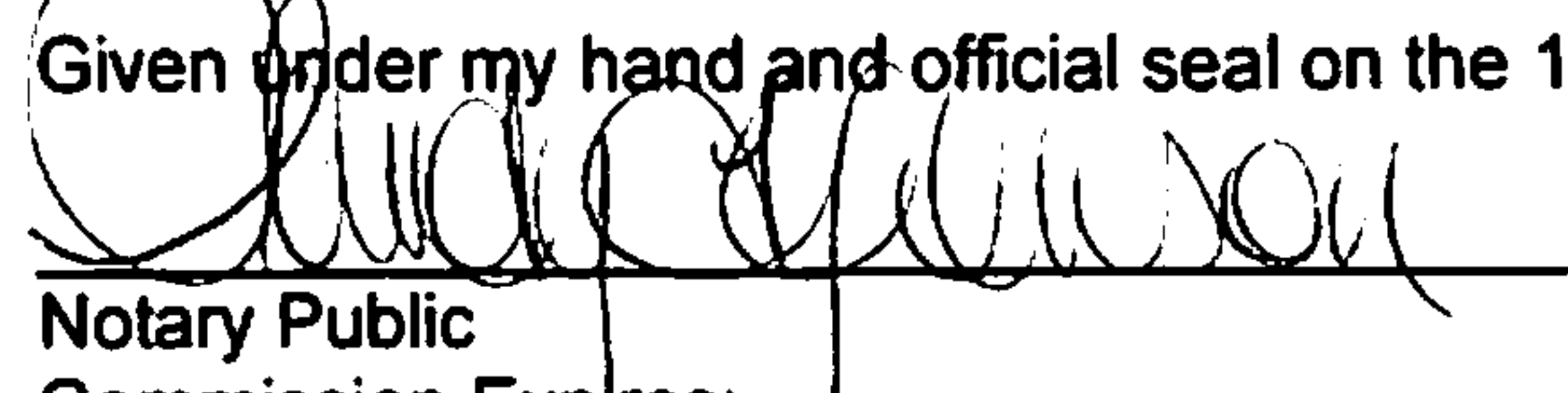
TO HAVE AND TO HOLD, to the said **GRANTEES** their heirs, personal representatives, transferees and assigns, forever, provided however, that **GRANTOR** makes no warranty or covenant respecting the nature of the quality of the title to the property hereby conveyed other than that the **GRANTOR** has neither permitted or suffered any lien, encumbrance or adverse claim to the property described herein since the date of acquisition thereof by the **GRANTOR**.

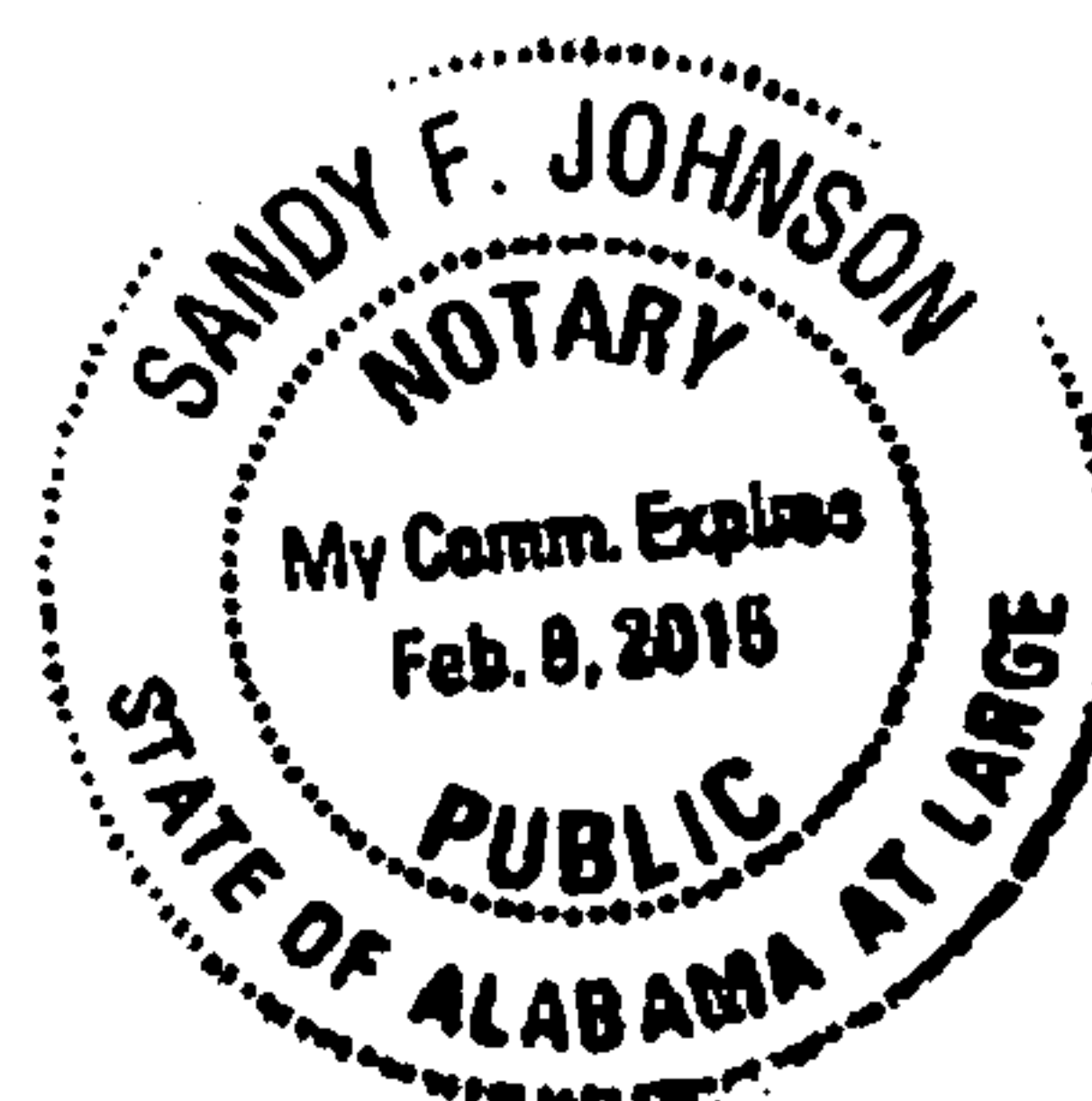
IN WITNESS WHEREOF, the **GRANTOR** has caused this instrument to be executed by its duly authorized representative this March 18, 2014.

North Alabama Bank
BY: 
Terry D. West, Executive Vice President

STATE OF ALABAMA)
SHELBY COUNTY)

I, the undersigned authority, a Notary Public in and for said County, in said State, hereby certify that Terry D. West, whose name as Executive Vice President of North Alabama Bank, 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, he, as such Executive Vice President and with full authority, executed the same voluntarily for and as the act of said North Alabama Bank.

Given under my hand and official seal on the 18th day of March, 2014.

Notary Public
Commission Expires:



Real Estate Sales Validation Form

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

Grantor's Name North Alabama Bank, an Alabama corporation

Grantee's Name Southern Capital Managers, LLC, an Alabama limited liability company

Mailing Address PO Box 669
Hazel Green, AL 35750Mailing Address 170 Scarlet Oak Dr
Maylene AL 35114Property Address Lots 5, 15, 16, 19, 25, 32, 44, 45, 46
and 47
Alabaster, AL 35007

Date of Sale

March 18, 2014

Total Purchase Price

\$325,000.00

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☐ Appraisal☐ Sales Contract

Other: _____

☒ Closing StatementIf 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 - North Alabama Bank, an Alabama corporation, . .

Grantee's name and mailing address - Southern Capital Managers, LLC, an Alabama limited liability company, . .

Property address - Lots 5, 15, 16, 19, 25, 32, 44, 45, 46 and 47, Alabaster, AL 35007

Date of Sale - March 18, 2014.

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: March 18, 2014

Sign [Signature]
AgentFiled and Recorded
Official Public Records
Judge James W. Fuhrmeister, Probate Judge,
County Clerk
Shelby County, AL
03/18/2014 01:55:50 PM
\$49.50 CHERRY
20140318000074980[Signature]