

Send Tax Notices To:
DAL Properties, LLC
312 Highway 209
Wilsonville, AL 35186

STATUTORY WARRANTY DEED

KNOW ALL MEN BY THESE PRESENTS, that, in consideration of Thirty Thousand and No/100 (\$30,000.00) plus other good and valuable consideration, the receipt and sufficiency of which are hereby acknowledged, Synovus Bank, formerly known as Columbus Bank and Trust Company, as successor in interest through merger and by name change to First Commercial Bank,, whose address is P.O. Box 11746, Birmingham, AL 35202, herein GRANTOR, does hereby grant, bargain, sell and convey unto DAL Properties, LLC, whose address is 312 Highway 209, Wilsonville, AL 35186, herein GRANTEE, the following described real estate, located and situated in Shelby County, Alabama described below:

Lot 1-89, according to the map and survey of Chelsea Park, 1st Sector, Phase I & II, as recorded in Map Book 34, Page 21 A & B, in the office of the Judge of Probate of Shelby County, Alabama.

This conveyance is subject to the following:

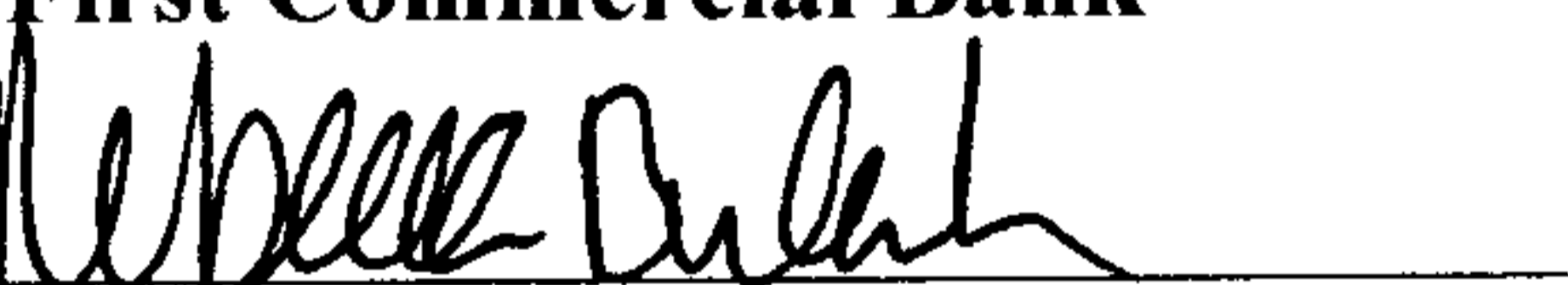
- A. Ad valorem taxes due October 1, 2014, which the GRANTEE agrees to pay.
- B. Any valid adverse title as to minerals, oil or mining rights, easements or rights-of-way, covenants running with the land, encroachments or other matters recorded of record or which defects would be shown by a survey of the property herein conveyed.

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 nor suffered any lien, encumbrance or adverse claim to the property described herein since the date of acquisition thereof by the Grantor.

Together with all and singular the tenements, hereditaments, rights, privileges and appurtenances thereunto belonging, or in anywise appertaining.

TO HAVE AND TO HOLD unto the GRANTEE.

IN WITNESS WHEREOF, the undersigned, has caused this instrument to be executed on its behalf by Rebecca Burbank, who is duly authorized on this the 18 day of April, 2014.

Synovus Bank, formerly known as Columbus Bank and Trust Company, as successor in interest through merger and by name change to First Commercial Bank

BY: Rebecca Burbank
ITS: Assistant Vice President

STATE OF ALABAMA)
)
JEFFERSON COUNTY) CORPORATE ACKNOWLEDGMENT

I, the undersigned, a Notary Public in and for said County and said State, hereby certify that Rebecca Burbank, whose name as Assistant Vice President of SYNOVUS Bank, formerly known as Columbus Bank and Trust Company, as successor in interest through merger and by name change to First Commercial Bank, is signed to the foregoing, and who is known to me, acknowledged before me on this day that, being informed of the contents of the same, he, as such officer and with full authority, executed the same voluntarily for and as the act of said corporation.

GIVEN under my hand and seal on this the 18th day of April, 2014.

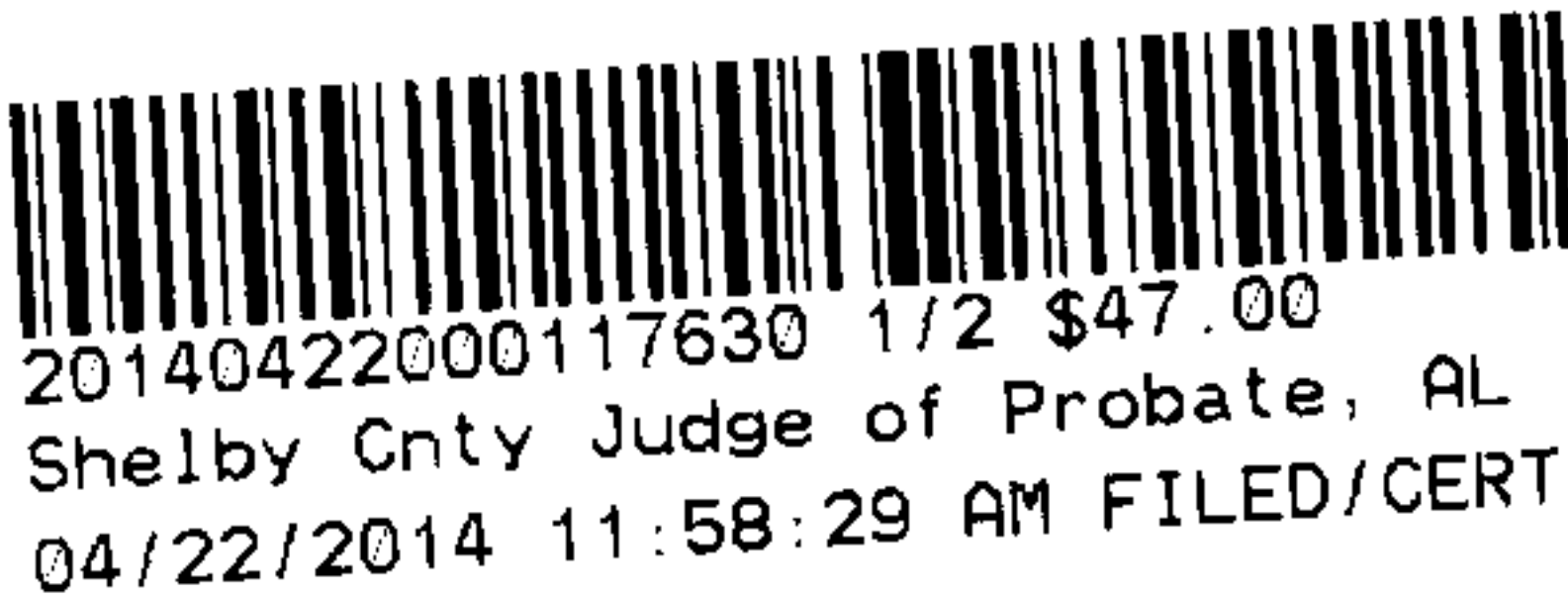
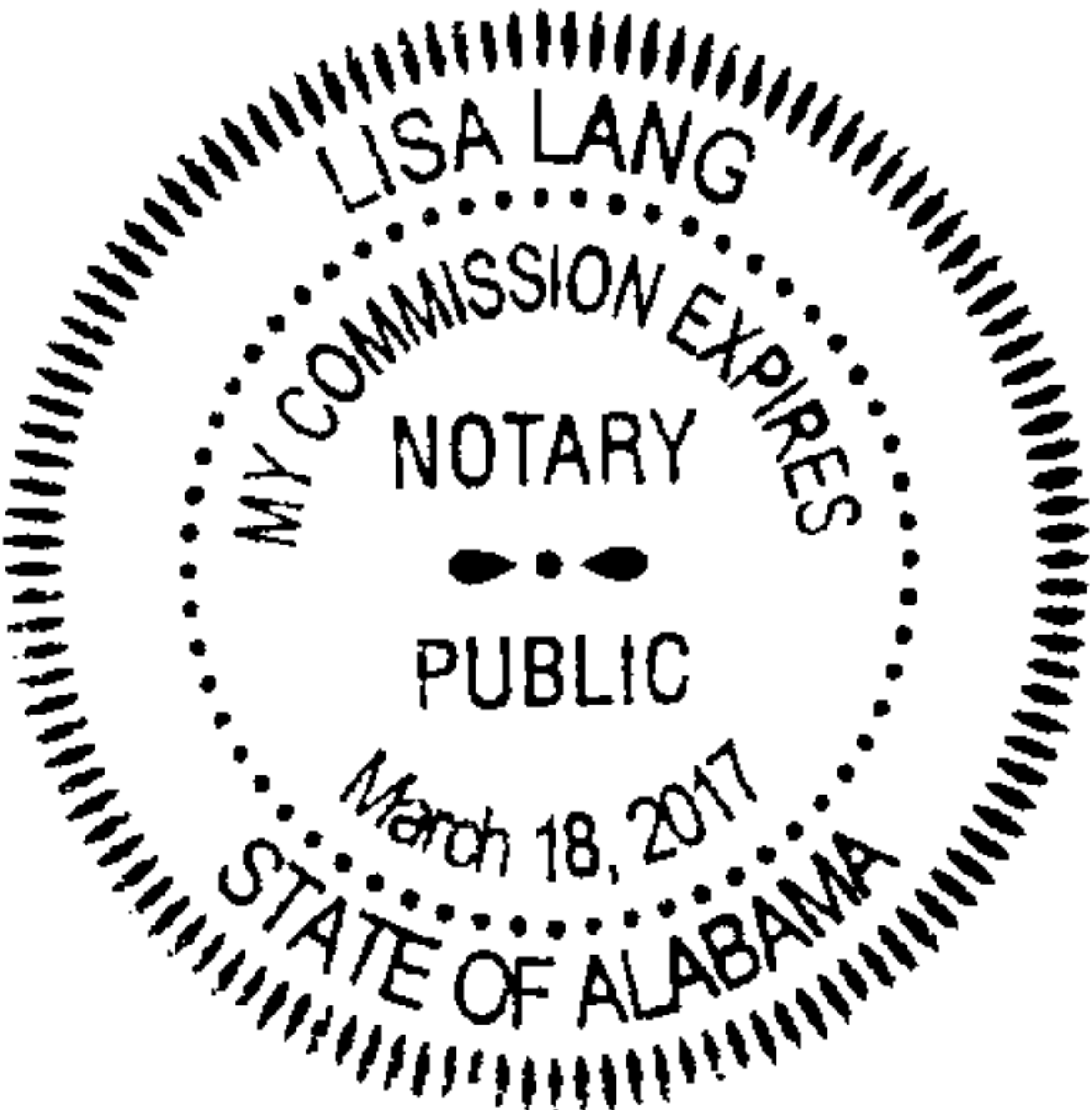
Shelby County, AL 04/22/2014
State of Alabama
Deed Tax: \$30.00



NOTARY PUBLIC
My commission expires _____

This Instrument Prepared by:

Rebecca A. Burbank
Synovus Bank
P.O. Box 11746
Birmingham, AL 35202



Real Estate Sales Validation Form

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

Grantor's Name Synovus Bank
Mailing Address P.O. Box 11746
Birmingham, AL 35202

Grantee's Name DAL Properties, LLC
Mailing Address 312 Highway 209
Wilsonville, AL 35186

Property Address 1001 Ashworth Drive
Chelsea, AL 35043

Date of Sale 4/18/2014
Total Purchase Price \$ 30,000.00

or
Actual Value \$ _____

or
Assessor's Market Value \$ _____



20140422000117630 2/2 \$47.00
Shelby Cnty Judge of Probate, AL
04/22/2014 11:58:29 AM FILED/CERT

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 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 4-18-14

Print Rebecca Burbank, AUP

Sign Rebecca Burbank, AUP

Unattested

(verified by)

(Grantor/Grantee/Owner/Agent) circle one

Print Form

Form RT-1