


THIS INSTRUMENT PREPARED BY:
F. Wayne Keith
Law Offices of F. Wayne Keith PC
120 Bishop Circle
Pelham, Alabama 35124


20150817000283570 1/3 \$116.00
Shelby Cnty Judge of Probate, AL
08/17/2015 09:24:40 AM FILED/CERT

_____[Space Above This Line For Recording Data]_____

WARRANTY DEED

STATE OF ALABAMA
SHELBY COUNTY

KNOW ALL MEN BY THESE PRESENTS, That in consideration of **Four Hundred Thousand and no/100's Dollars (\$400,000.00)** and other good and valuable consideration to the undersigned grantor,

Newcastle Properties, LLC, an Alabama limited liability company

(hereinafter referred to a grantor) in hand paid by the grantee the receipt whereof is hereby acknowledged the said grantor does by these presents, grant, bargain, sell and convey unto

Calera Rentals, LLC

(hereinafter referred to as grantee), the following described real estate situated in Shelby County, Alabama, to-wit:

Lots 28 and 29, according to the Amended Map of Calera Commons Townhomes, as recorded in Map Book 38, Page 62, in the Probate Office of Shelby County, Alabama

Lots 2, 4 and 57 according to the Survey of Calera Commons Townhomes, , as recorded in Map Book 38, Page 47, in the Probate Office of Shelby County, Alabama

Subject to:

- 1. Taxes for the year 2015 and subsequent years.**
- 2. Easement(s), building line(s) and restriction(s) as shown on recorded map.**
- 3. Title to all minerals within and underlying the premises, together with all mining rights and other rights, privileges and immunities relating thereto, including release of damages, are not insured herein.**

TO HAVE AND TO HOLD, unto the said grantee, its successors and assigns.

And said grantor does for itself, its successors and assigns, covenant with said grantee, its successors and assigns, that it is lawfully seized in fee simple of said premises, that they are free of all encumbrances, unless otherwise noted above; that it has a good right to sell and convey the same as aforesaid; that it will and its successors and assigns shall warrant and defend the same to the grantee, its successors and assigns forever, against the lawful claims of all persons.

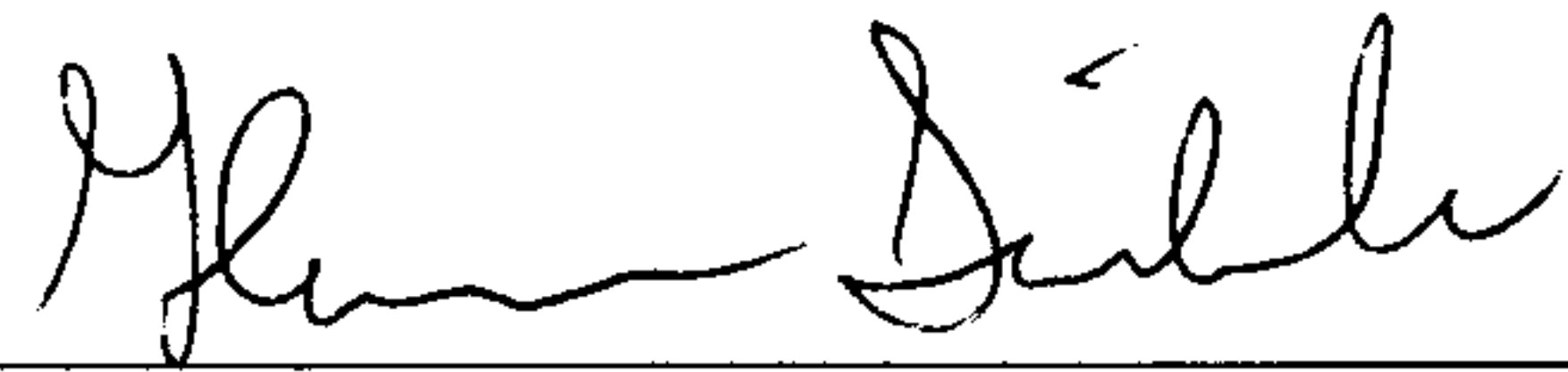
Signature and Notary Acknowledgment on next page

Shelby County, AL 08/17/2015
State of Alabama
Deed Tax:\$96.00

IN WITNESS WHEREOF, the said grantor, by its Member who is authorized to execute this conveyance has hereunto set its signature and seal this the 30th day of July, 2015.

ATTEST:

Newcastle Properties, LLC



It's Member

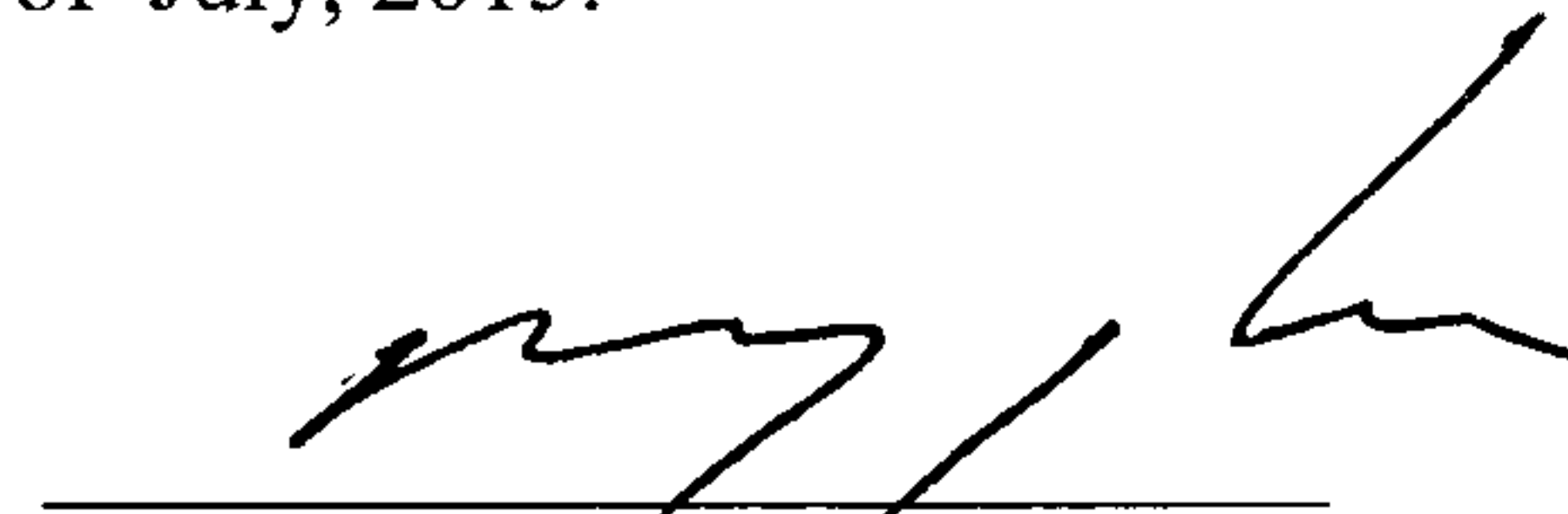
STATE OF ALABAMA
SHELBY COUNTY



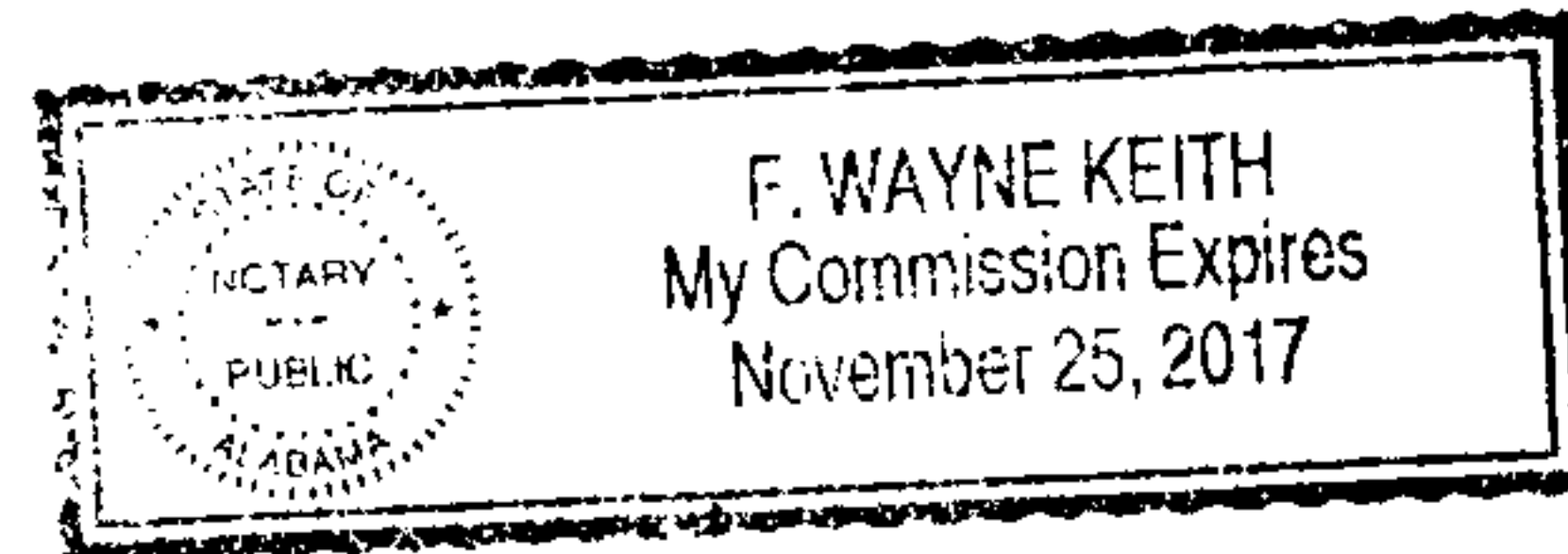
20150817000283570 2/3 \$116.00
Shelby Cnty Judge of Probate, AL
08/17/2015 09:24:40 AM FILED/CERT

I, the undersigned, a Notary Public in and for said County, in said State hereby certify that Glenn Siddle, whose name as Member of Newcastle Properties, LLC, an Alabama limited liability company is signed to the foregoing conveyance and who is known to me, acknowledged before me, that, being informed of the contents of the conveyance, he, as such Member and with full authority executed the same voluntarily for and as the act of said limited liability company.

Given under my hand and seal this the 30th day of July, 2015.


Notary Public

SEND TAX NOTICE TO:
Calera Rentals, LLC
122 Bishop Circle
Pelham, Alabama 35124



Real Estate Sales Validation Form

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

Grantors' Name: Newcastle Properties, LLC

Mailing Address : 3978 Parkwood Road SE
Bessemer, AL 35022

Grantee's Name: Calera Rentals, LLC

Mailing Address: 122 Bishop Circle
Pelham, AL 35124

Property Address: see legal description on deed

Date of Transfer: August 4, 2015

Total Purchase Price \$400,000.00

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
☒ Sales Contract
☒ Closing Statement

Appraisal
Other

If the conveyance document presented for recordation contains all of the required information referenced above, the filing of this form is not required.

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: August 4, 2015

x

Sign

verified by closing agent
F. Wayne Keith Attorney

RT-1



20150817000283570 3/3 \$116.00
Shelby Cnty Judge of Probate, AL
08/17/2015 09:24:40 AM FILED/CERT