


Send tax notice to:
Stars & Stripes 3V, LLC
1123 Zolonite Road NE, Suite 30
Atlanta, Georgia 30306

Recording requested by and
after recording, return to:
Haskins W. Jones, Esq.
2829 2nd Avenue South, Suite 200
Birmingham, AL 35233

STATE OF ALABAMA

COUNTY OF SHELBY


20151105000384470 1/4 \$73.00
Shelby Cnty Judge of Probate, AL
11/05/2015 09:34:16 AM FILED/CERT

STATUTORY WARRANTY DEED

THIS STATUTORY WARRANTY DEED is executed and delivered this 2nd day of November, 2015 by **4G LAND HOLDINGS, LLC**, an Alabama limited liability company (the "Grantor") to **STARS & STRIPES 3V, LLC**, an Alabama limited liability company ("Grantee").

KNOW ALL MEN BY THESE PRESENTS:

That in consideration of the sum of Ten and 00/100 Dollars (\$10.00) paid by Grantee to Grantor, and other good and valuable consideration, the receipt and sufficiency of which are hereby acknowledged, Grantor does by these presents grant, bargain, sell and convey unto Grantee, its successors and assigns, all of Grantor's right, title and interest in and to the following real estate situated in Shelby County, Alabama (the "**Property**"):

Lot 618, according to the Survey of Savannah Pointe, Sector VI, as recorded in Map Book 30, Page 41 in the Probate Office of Shelby County, Alabama.

Subject to:


1. Taxes or assessments for **2015** and subsequent years and not yet due and payable.
2. Any mineral or mineral rights leased, granted or retained by current or prior owners.
3. Grant of Land Easement and Restrictive Covenants for Underground Facilities in favor of Alabama Power Company recorded in Instrument 20060414000173970.
4. Right of way granted to Alabama Power Company recorded at Volume 171, Page 279.
5. Building setback line(s) as shown on map recorded at Map Book 30, Page 41.
6. All matters shown on map recorded at Map Book 30, Page 41.

8. Right of First Offer in favor of Grantor as set forth in that certain Agreement for Sale and Purchase by and between Grantor and Grantee dated July 2, 2015, as amended.
9. Subject to rights of other parties, the United States of America and the State of Alabama in and to all artificially filled lands or lands lying below the ordinary high water mark within the boundary of any creek, stream or river, together with littoral or riparian rights affecting the same over the Property.

TO HAVE AND TO HOLD unto Grantee, its successors and assigns, forever.

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

[SIGNATURES ON FOLLOWING PAGE]


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IN WITNESS WHEREOF, the Grantor has executed this Statutory Warranty Deed on this the 22nd day of November, 2015

4G Land Holdings, LLC

By: [Signature]
Name: Jeffrey D. Vernon
Its: Manager

STATE OF ALABAMA

JEFFERSON COUNTY

I, a Notary Public, in and for said County in said State, hereby certify that Jeffrey D. Vernon whose name as Manager (office) of **4G Land Holdings, LLC**, an Alabama limited liability company, 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/she, as such officer and with full authority, executed the same voluntarily for and as the act of said limited liability company.

Given under my hand this 22nd day of November, 2015.

[Signature]


Notary Public

[SEAL]

Print Name Michael M. Partak

My commission expires:

2-25-2017


20151105000384470 3/4 \$73.00
Shelby Cnty Judge of Probate, AL
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Grantor's Name	4G Land Holdings, LLC	Grantee's Name	Stars & Stripes 3V, LLC
Mailing Address	5406 Hwy 280 East Suite C101 Hoover, AL 35242	Mailing Address	1123 Zolonite Road NE, Suite 30 Atlanta, Georgia 30306
Property Address	See page 1 of deed attached hereto.	Date of Sale	10/23/15
		Total Purchase Price	\$50,000

☐ Bill of Sale
 ☐ Appraisal
☐ Sales Contract
 ☐ Other _____
☒ Closing Statement

Instructions

Form RT-1