



20151222000435660 1/3 \$130.00
Shelby Cnty Judge of Probate, AL
12/22/2015 11:42:42 AM FILED/CERT

Prepared by:
Jones & Associates
1025 Montgomery Highway
Vestavia, Al. 35216

Send tax notice to: Kelwyn, LLC
5501 Hwy 280, *Suite 200*
Birmingham Al. 35242

LIMITED LIABILITY CORPORATION FORM WARRANTY DEED

STATE OF ALABAMA
COUNTY OF SHELBY

KNOW ALL MEN BY THESE PRESENTS, That in consideration of **One hundred ten thousand and no/100 (\$110,000.00)** Dollars , the amount of which can be verified in the Sales Contract between the parties hereto, to the undersigned Grantor **Insight Property Management, LLC** an Alabama Limited Liability Corporation , whose mailing address is:

3416 E. BR. ARCLIFF RD MB AL 35223
MOUNTAIN BROOK

(herein referred to as Grantor) in hand paid by the Grantees herein, the receipt of which is hereby acknowledged, the said Grantor does by these presents, grant, bargain, sell and convey unto

Kelwyn, LLC, whose mailing address is:

5501 Hwy 280 Birmngh AL 35242
Suite 200

(herein referred to as Grantee whether one or more) , the following described real estate situated in Shelby County, Alabama, to-wit:

See attached Exhibit A for legal description incorporated herein for all purposes.

Subject to: All easements, restrictions and rights of way of record.

Shelby County, AL 12/22/2015
State of Alabama
Deed Tax: \$110.00

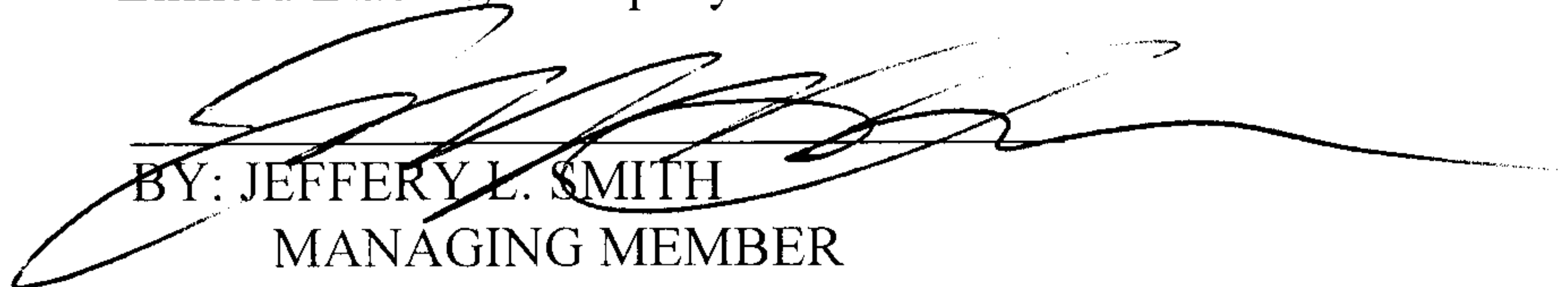
TO HAVE AND TO HOLD Unto the said Grantee, his, her or their heirs and assigns forever.

And said Grantor does for itself, its successors and assigns, covenant with said Grantees, their heirs and assigns, that it is lawfully seized in fee simple of said premises, that they are free from all encumbrances, that it has a good right to sell and convey the same as aforesaid, and that it will and its successors and assigns shall, warrant and defend the same to the said Grantees, their heirs, executors and assigns forever, against the lawful claims of all persons.

N WITNESS WHEREOF, THE SAID Grantor by Jeffery L. Smith it Managing Member who is authorized to execute this conveyance, has hereto set its signature and seal this the ___ day of December, 2015


20151222000435660 2/3 \$130.00
Shelby Cnty Judge of Probate, AL
12/22/2015 11:42:42 AM FILED/CERT

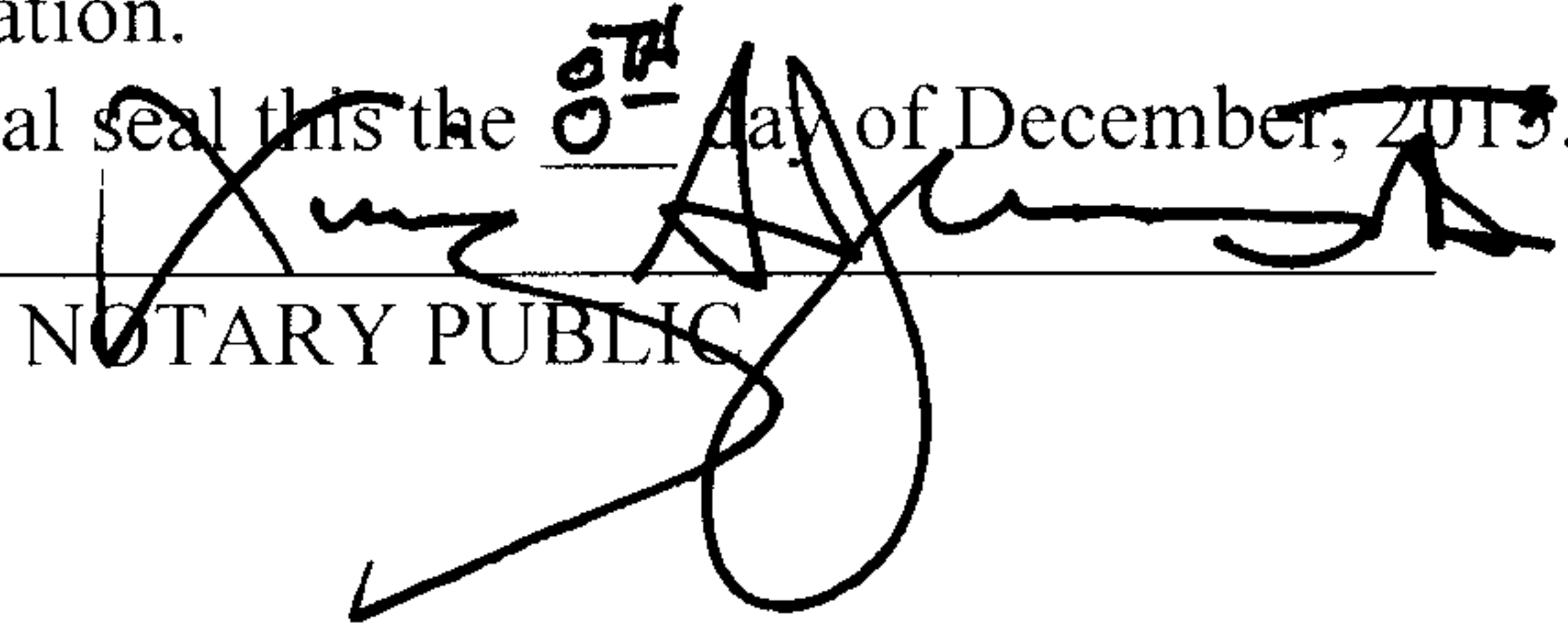
INSIGHT PROPERTY MANAGEMENT, LLC, an Alabama
Limited Liability Company


BY: JEFFERY L. SMITH
MANAGING MEMBER

State of Alabama
County of JEFFERSON

I, the undersigned, a Notary Public in and for said county in said state hereby certify that Jeffery L. Smith, whose name as Managing Member of Insight Property Management, LLC, An Alabama Limited Liability Corporation, 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 Managing Member and with full authority, executed the same voluntarily for and as the act of said corporation.

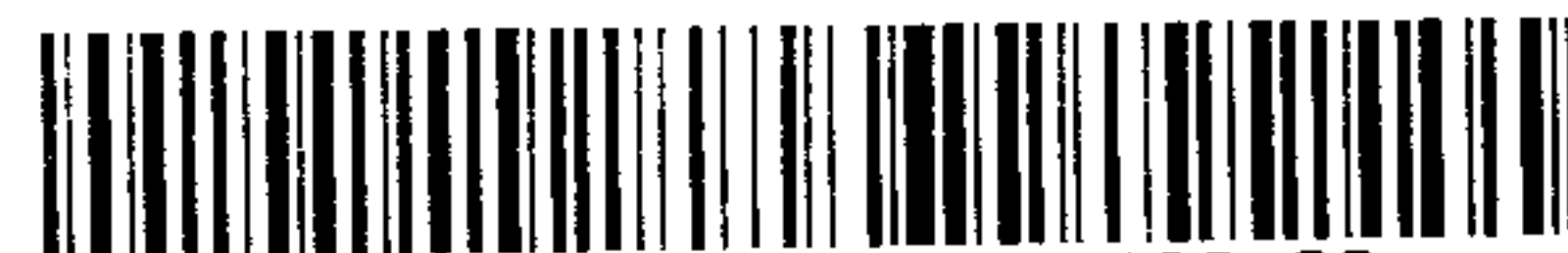
Given under my hand and official seal this the ^{08th} day of December, 2015.


NOTARY PUBLIC

My commission expires:

4/30/19

EXHIBIT A



20151222000435660 3/3 \$130.00
Shelby Cnty Judge of Probate, AL
12/22/2015 11:42:42 AM FILED/CERT

LEGAL DESCRIPTION

The Land referred to in this commitment is described as follows:

Parcel I:

A portion of Deer Ridge Lake, lying between Deer Ridge Lakes, Sector 6, Phase 1 and Deer Ridge Lakes, Sector 6, Phase 2, North of Whitetail Run, situated in the Southeast 1/4 of the Northwest 1/4, the Southwest 1/4 of the Northeast 1/4, and the South 1/2 of the Northeast 1/4 of Section 14, Township 20 South, Range 2 West, Shelby County, Alabama, being more particularly described to wit:

Beginning at the Southwest corner of Lot 717 of Deer Ridge Lakes, Sector 6, Phase 2, as recorded in Plat Book 37, Page 59, in the Office of the Judge of Probate, Shelby County, Alabama; thence run S 87°49'46" E for a distance of 69.16 feet; thence run S 46°09'21" W for a distance of 461.42 feet; thence run S 17°47'05" W for a distance of 155.63 feet; thence run S 32°07'35" E for a distance of 178.59 feet to the Northerly right-of-way line of Whitetail Run, a 60' public right-of-way; thence run S 57°52'25" W along said Northerly right-of-way, for a distance of 300.21 feet to beginning of a curve with a radius of 250.00 feet, a delta angle of 10°32'33"; thence run along said curve for a distance of 46.00 feet, with a chord bearing of S 73°30'57" W and chord length of 45.94 feet to the most Southeasterly corner of Lot 633 of Deer Ridge Lakes, Sector 6, Phase 1, as recorded in Plat Book 37, Page 58, in the Office of the Judge of Probate, Shelby County, Alabama; thence leaving said curve and said Northerly right-of-way, run N 55°26'06" W for a distance of 147.57 feet; thence run S 67°52'23" W for a distance of 125.74 feet; thence run S 80°17'42" W for a distance of 98.85 feet; thence run N 46°41'31" E for a distance of 220.31 feet; thence run N 58°03'48" E for a distance of 110.53 feet; thence run N 09°40'31" E for a distance of 50.26 feet; thence run N 13°23'48" W for a distance of 47.66 feet; thence run N 43°46'29" W for a distance of 34.63 feet; thence run S 88°56'00" W for a distance of 126.21 feet; thence run S 62°17'29" W for a distance of 42.63 feet; thence run S 51°48'58" W for a distance of 77.48 feet; thence run S 49°11'24" W for a distance of 51.84 feet; thence run S 48°04'43" W for a distance of 60.69 feet; thence run S 54°44'18" W for a distance of 90.17 feet; thence run N 26°31'21" E for a distance of 86.45 feet; thence run N 17°58'42" E for a distance of 93.59 feet; thence run N 30°14'19" W for a distance of 47.48 feet; thence run N 86°47'03" W for a distance of 158.03 feet; thence run N 04°32'45" E for a distance of 19.42; thence run S 87°45'56" E for a distance of 111.52 feet; thence run N 76°06'34" E for a distance of 374.37 feet; thence run N 39°28'19" E for a distance of 432.07 feet; thence S 87°49'46" E for a distance of 68.65 feet; thence run S 74°50'37" E for a distance of 102.62 feet; thence run S 36°02'40" W for a distance of 139.05 feet; thence run S 00°55'54" W for a distance of 46.81 feet; thence run S 64°59'57" E for a distance of 25.62 feet; thence run N 77°40'11" E for a distance of 50.71 feet; thence run N 54°07'36" E for a distance of 191.59 feet; thence run N 41°32'11" E for a distance of 83.41 feet to the POINT OF BEGINNING.

Parcel II:

Lots 623 and 630, according to the Survey of Deer Ridge Lakes, Sector 6, Phase I, as recorded in Map Book 37, Page 58, in the Probate Office of Shelby County, Alabama.