


This instrument prepared by:

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Decatur, IL 62523

STATE OF ALABAMA
SHELBY COUNTY


20151228000439350 1/3 \$21.00
Shelby Cnty Judge of Probate, AL
12/28/2015 11:44:44 AM FILED/CERT

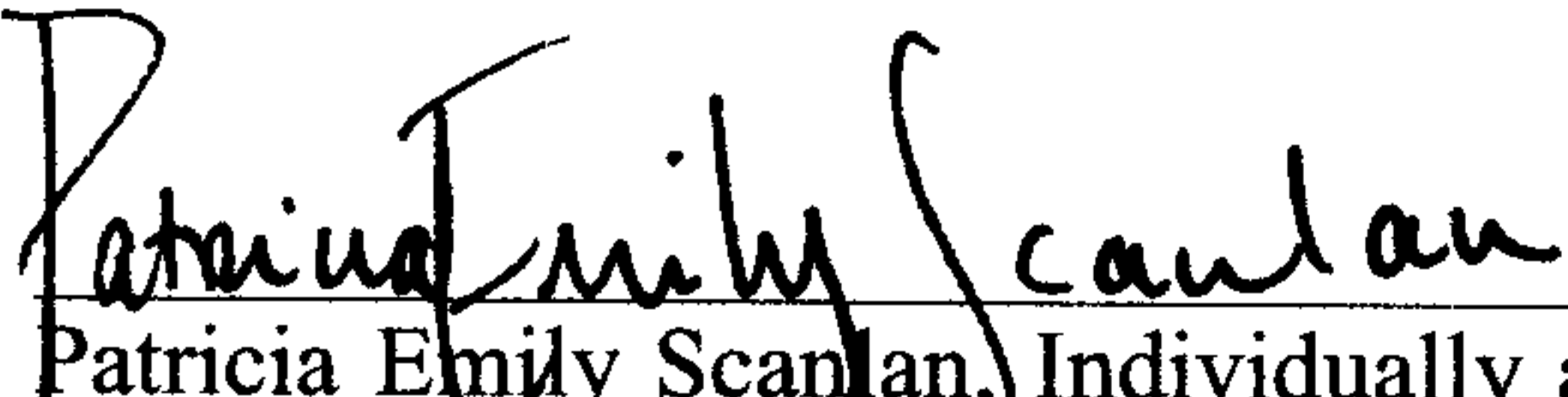
STATUTORY WARRANTY DEED

KNOW ALL MEN BY THESE PRESENTS, that in consideration of the distribution of the estate of Estate of Nick G. Striglos, deceased, in accordance with his Will and Codicils probated in Case No. PR-2015-00071 in the Probate Court of Shelby County, Alabama, the undersigned Grantor, PATRICIA EMILY SCANLAN, Personal Representative of the Last Will and Testament/Estate of Nick G. Striglos, deceased pursuant to the power given to her in said Will and Codicils, and individually as the specific beneficiary of said property pursuant to the Last Will and Testament and Codicils thereto of Nick G. Striglos, deceased, does grant, bargain, sell and convey unto 1800 SOUTHPARK, LLC, 10 Katrina Court, Orinda, CA 94563, Grantee, the following described real estate situated in Shelby County, Alabama, to-wit:

All of the right, title and interest of Nick G. Striglos and Patricia Emily Scanlan, individually, in and to:

Lot 13A, according to the map or survey of amended Resurvey of Lot – 13 Southpark, as recorded in Map Book 32, Page 59, in the Office of the Judge of Probate of Shelby County, Alabama.

IN WITNESS WHEREOF, Grantors have signed and sealed this deed, this 18 day of December, 2015.


Patricia Emily Scanlan, Individually and
as Personal Representative of the Last
Will and Testament/Estate of Nick G.
Striglos, deceased

A notary public or other officer completing this certificate verifies only the identity of the individual who signed the document to which this certificate is attached, and not the truthfulness, accuracy, or validity of that document.

State of California)

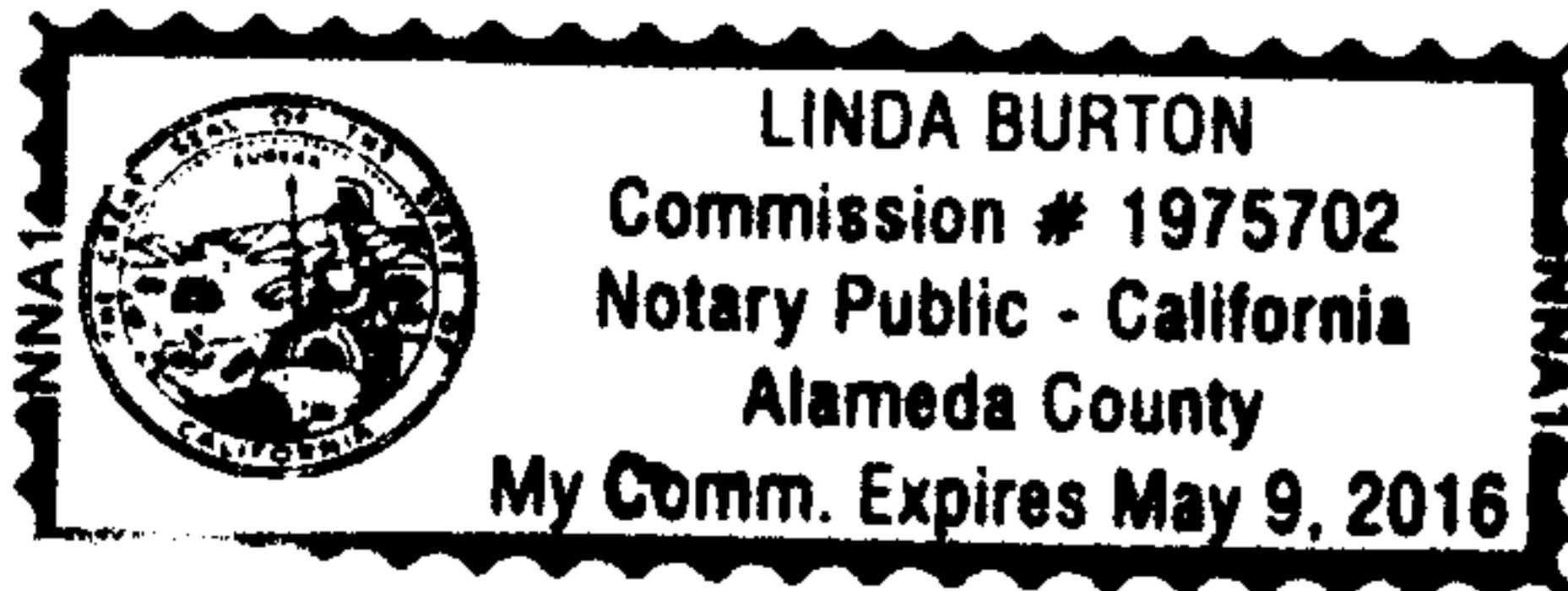
County of Alameda)

On December 18, 2015 before me, Linda Burton, Notary Public,

Personally appeared Patricia Emily Scanlan, Individually and as Personal Representative of the Estate of Nick G. Striglos, who proved to me on the basis of satisfactory evidence to be the person whose name is subscribed to the within instrument and acknowledged to me that she executed the same in her authorized capacity, and that by her signature on the instrument the person, or the entity upon behalf of which the person acted, executed the instrument.

I certify under PENALTY OF PERJURY
under the laws of the State of California that
the foregoing paragraph is true and correct.

WITNESS my hand and official seal.



(Seal)

Signature Linda Burton
Signature of Notary Public

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Real Estate Sales Validation Form

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

Grantor's Name	Patricia Emily Scanlon, Personal Representative of Estate of Nick G. Striglos
Mailing Address	10 Katrina Court Orinda, CA 94563

Grantee's Name	1800 SOUTHPARK, LLC
Mailing Address	10 Katrina Court Orinda, CA 94563

Property Address 1800 Southpark Dr
Hoover, AL 35244

Date of Sale	2015
Total Purchase Price \$	

or
Actual Value \$

Assessor's Market Value \$ 646,530



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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)

<u> </u> Bill of Sale	<u> </u> Appraisal
<u> </u> Sales Contract	<u> </u> x Other Shelby County Revenue Commissioner
<u> </u> 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 12-18-15

Print 1800 SOUTHPARK, LLC

____ Unattested _____
(verified by)

Sign PATRICIA E. STRIGLOS MANAGER
(Grantor/Grantee/Owner/Agent) circle one

Form RT-1