

This Instrument Was Prepared By:

Lorrie Maples Parker, Esquire
The Parker Law Firm, LLC
500 Office Park Drive, Suite 100
Birmingham, Alabama 35223

Send Tax Notice To:

REX Residential Property Owner, LLC
3 Cordes Street
Charleston, SC 29401

WARRANTY DEED

STATE OF ALABAMA
SHELBY COUNTY

KNOW ALL MEN BY THESE PRESENTS, that in consideration of Ninety Thousand and No/100 Dollars (\$90,000.00) to the undersigned grantor or grantors in hand paid by the GRANTEES herein, the receipt whereof is acknowledged, I, **KIMBERLY D. DELGADO, AN UNMARRIED WOMAN** (herein referred to as GRANTOR) do grant, bargain, sell and convey unto **REX RESIDENTIAL PROPERTY OWNER, LLC**, a Delaware limited liability company authorized to do business in the State of Alabama (herein referred to as GRANTEE), the following described real estate situated in Shelby County, Alabama, to wit:

SEE ATTACHED EXHIBIT "A" ATTACHED HERETO AND MADE A PART
HEREOF

SUBJECT TO: (1) Ad valorem taxes for current and subsequent years, (2) easements, restrictions reservations, rights-of-way, limitations, covenants and conditions of record, if any, (3) mineral and mining rights not owned by the Grantor, if any.

TO HAVE AND TO HOLD unto the said GRANTEE, his/ her or their heirs and assigns forever.

And I do for myself (ourselves) and for my heirs, executors, and administrators covenant with the said GRANTEES, their heirs and assigns, that I am lawfully seized in fee simple of said premises; that they are free from all encumbrances, unless otherwise noted above; that I have a good right to sell and convey the same as aforesaid; that I will and my (our) heirs, executors and administrators shall warrant and defend the same to the said GRANTEES, their heirs and assigns forever, against the lawful claims of all person.

IN WITNESS WHEREOF, we have hereunto set our hands and seals, this 18th day of February, 2016.

WITNESS:


KIMBERLY D. DELGADO

STATE OF ALABAMA)
COUNTY OF JEFFERSON)

I, the undersigned, a Notary Public in and for said County, in said State, hereby certify that Kimberly D. Delgado, an unmarried woman, whose name is signed to the foregoing instrument, and who is known to me, acknowledged before me on this day that, being informed of the contents of the instrument, she, executed the same voluntarily on the day the same bears date.

Given under my hand this 18th day of February, 2016.



Lorrie Maples Parker, Notary Public
My Commission Expires: 10/16/2019

EXHIBIT "A"

LEGAL DESCRIPTION

Lot 8, according to the Survey of Meriweather, Sector 1, as recorded in Map Book 24, Page 46, in the Probate Office of Shelby County, Alabama.

Real Estate Sales Validation Form

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

Grantor's Name	Kimberly D. Delgado	Grantee's Name	REX Residential Property Owner, LLC
Mailing Address	269 Highway 63 Calera, AL 35040	Mailing Address	3 Cordes Street Charleston, SC 29401
Property Address	409 Meriwether Lane Calera, AL 35040	Date of Sale	February 18, 2016
		Total Purchase Price	\$90,000.00
		Or Actual Value	\$
		Or Assessor's Market Value	\$

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)

<input type="checkbox"/>	Bill of Sale	<input type="checkbox"/>	Appraisal
<input checked="" type="checkbox"/>	Sales Contract	<input type="checkbox"/>	Other _____
<input type="checkbox"/>	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 February 18, 2016

Print Kimberly D. Delgado

Unattested

Sign [Signature]
(Grantor/Grantee/Owner/Agent) circle one



Filed and Recorded
Official Public Records
Judge James W. Fuhrmeister, Probate Judge,
County Clerk
Shelby County, AL
02/19/2016 01:16:31 PM
\$110.00 JESSICA
20160219000052450

[Signature]

Form RT-1