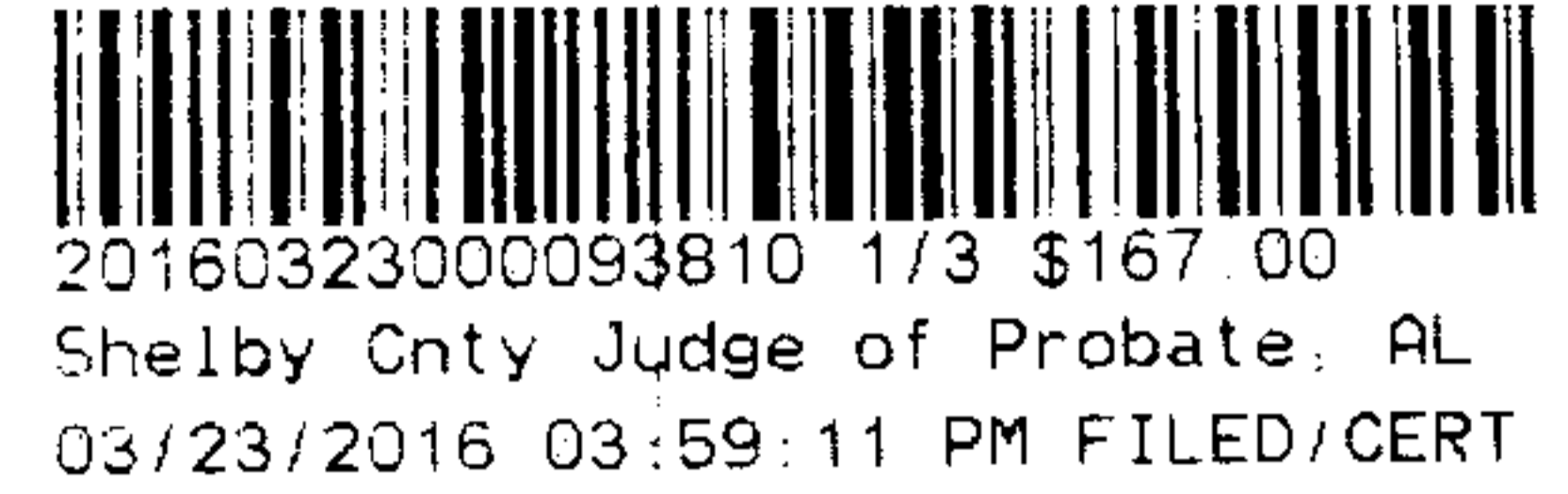


This instrument prepared by:

Burr & Forman LLP  
420 North 20<sup>th</sup> Street, Suite 3400  
Birmingham, Alabama 35203  
Attn: George M. Taylor, III

**STATUTORY WARRANTY DEED**

**STATE OF ALABAMA**                    )  
**COUNTY OF SHELBY**                )

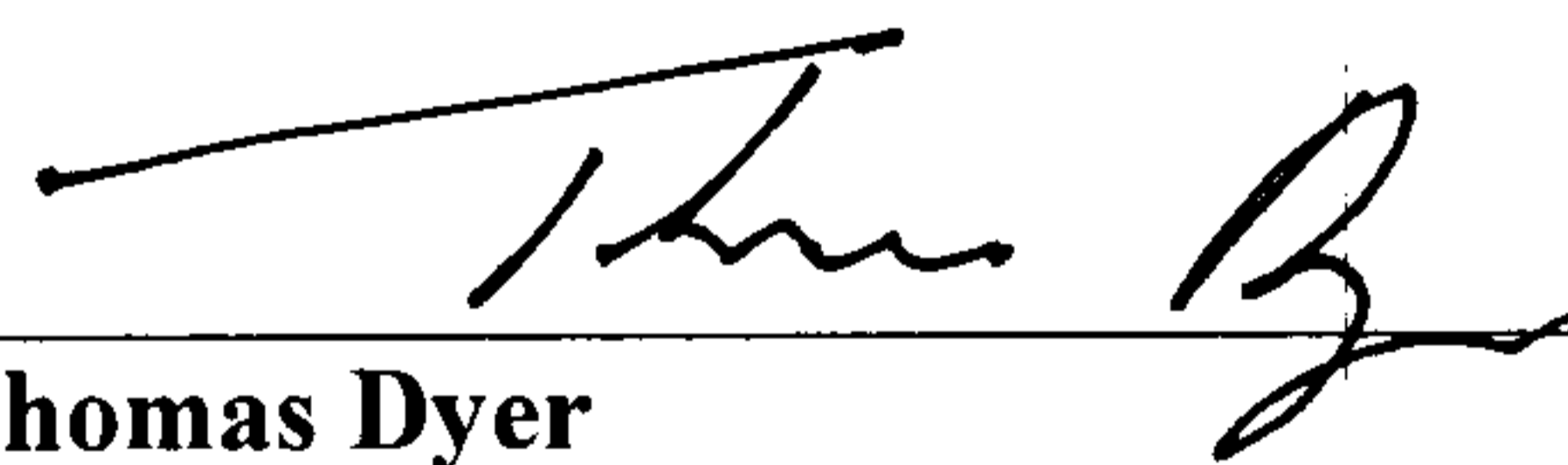


**KNOW ALL MEN BY THESE PRESENTS**, that **Thomas Dyer and Charlotte A. Dyer** (“Grantor”), on this the 22nd day of March, 2016, for and in consideration of the sum of One Hundred Forty-Six Thousand Six Hundred and No/100 Dollar (\$146,600.00), does hereby bargain, sell, release, remise, quit claim and convey unto **T C Dyer Properties, LLC** (“Grantee”), all of their right, title and interest, in and to the following described real estate, situated in Shelby County, Alabama, to wit:

**Lot 48, according to the Survey of Portsouth 3<sup>rd</sup> sector, as recorded in Map Book 7, Page 110, in the Probate Office of Shelby County, Alabama.**

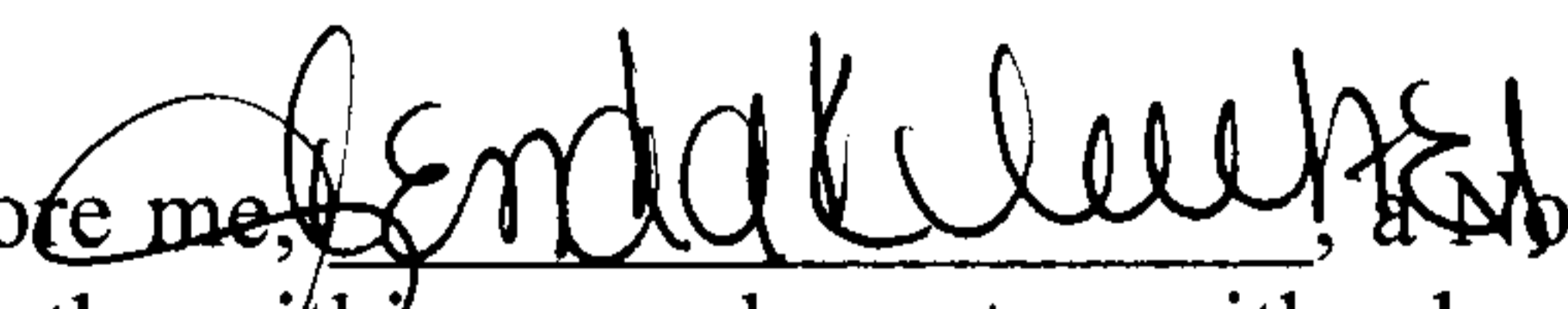
together with all improvements located thereon and all appurtenances thereto (collectively, the "Property"), subject to (a) the lien for ad valorem taxes and assessments for 2016; (b) oil, gas, sand, gravel, coal and other minerals, and mining and drilling rights, if any, that are not owned by Grantor (and any release of damages in connection therewith); (c) easements, covenants and restrictions of record; and (d) any boundary line disputes, shortages in area, encroachments, rights of way, and other matters that would be disclosed by a current and accurate survey and inspection of the Property. No part of the Property constitutes Grantor's homestead.

IN TESTIMONY WHEREOF Grantor has hereunder set its hands and seal this 22nd day of March, 2016.

  
\_\_\_\_\_  
**Thomas Dyer**

**STATE OF ALABAMA**  
**COUNTY OF SHELBY**

Shelby County, AL 03/23/2016  
State of Alabama  
Deed Tax: \$147.00

Personally appeared before me,  a Notary Public in and for said State and County, Thomas Dyer, the within named grantor, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that they executed the foregoing instrument for the purposes therein contained.

WITNESS my hand and seal at office, on this 22nd day of March, 2010.

Jonda K. Luther  
Notary Public

My Commission Expires:  
7-19-2017



20160323000093810 2/3 \$167.00  
Shelby Cnty Judge of Probate, AL  
03/23/2016 03:59:11 PM FILED/CERT

Charlotte A. Dyer  
Charlotte A. Dyer

STATE OF ALABAMA

COUNTY OF SHELBY

Personally appeared before me Jonda K. Luther a Notary Public in and for said State and County, Charlotte A. Dyer, the within named grantor, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that they executed the foregoing instrument for the purposes therein contained.

WITNESS my hand and seal at office, on this 22nd day of March, 2010.

Jonda K. Luther  
Notary Public

My Commission Expires:  
7-19-2017

Real Estate Sales Validation Form

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

Grantor's Name Thomas Dyer and Charlotte A. Dyer  
Mailing Address 210 Baron Drive  
Chelsea AL 35043

Grantee's Name TC Dyer Properties, LLC  
Mailing Address 210 Baron Drive  
Chelsea, AL 35043

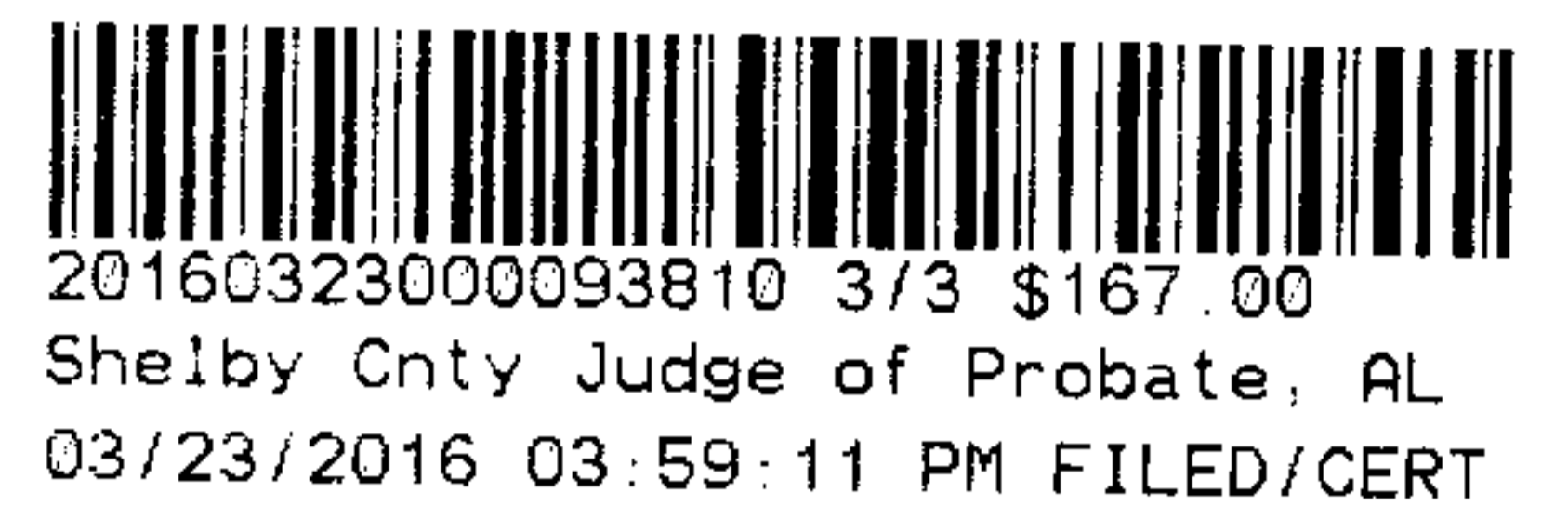
Property Address 104 Anchor Circle  
Alabaster 35007

Date of Sale 3-22-2016

Total Purchase Price \$ 146,600.00

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)

- Bill of Sale
- Sales Contract
- Closing Statement
- Appraisal
- Other Tax Assessed Value

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 3-23-2016

Print Charlotte A. Dyer

Unattested  

---

  
(verified by)

Sign Charlotte A. Dyer  

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(Grantor/Grantee/Owner/Agent) circle one