

THIS INSTRUMENT PREPARED BY:
JOSEPH CHARLES SOMMA, ESQ.
CARIBOU NATIONAL TITLE, INC.
2084 VALLEYDALE ROAD
BIRMINGHAM, ALABAMA 35244

PLEASE SEND TAX NOTICES TO:
PROMINENCE HOMES, LLC
2084 VALLEYDALE ROAD
BIRMINGHAM, ALABAMA 35244

STATUTORY
WARRANTY DEED

STATE OF ALABAMA)
COUNTY OF SHELBY)

KNOW ALL MEN BY THESE PRESENTS, that in consideration of **Twenty Thousand and No/100 Dollars (\$20,000.00)** to the undersigned **GRANTOR(S)** in hand paid by the **GRANTEE(S)** herein, the receipt and sufficiency whereof is hereby acknowledged, I/we **Blake Custom Homes, LLC** and (herein referred to as **GRANTOR(S)**), do hereby grant, bargain, sell and fully convey unto **Prominence Homes, LLC** and (herein referred to as **GRANTEE(S)**), the following described real estate, situated in Shelby County, Alabama, to-wit:


Lot 220 and 222, according to the Final Plat of Lochinvar at Ballantrae, as recorded in Map Book 32, pages 10 A, B & C, in the Probate Office of Shelby County, Alabama.

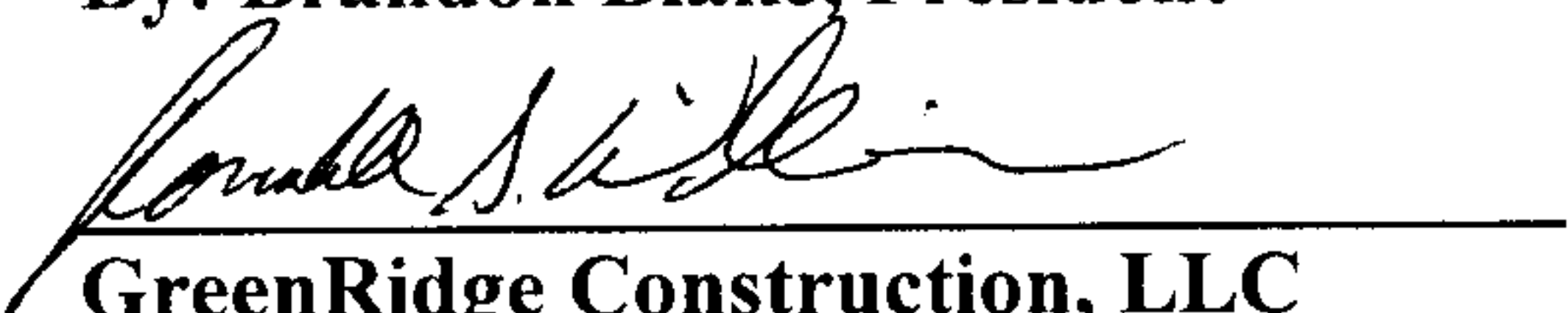
Property address: 812 & 820 Ballantrae Parkway, Pelham, AL 35124.

TO HAVE AND TO HOLD unto the said **GRANTEE(S)**, his/her/their heirs and assigns, forever.


By the delivery and the acceptance of this Statutory Warranty Deed, Grantor and Grantee hereby agree that Grantor covenants of title contained herein by virtue of the provisions of Alabama Code Section 35-4-271 (1975) shall be limited to acts done or suffered to come into existence by Grantor and those claiming under Grantor.

IN WITNESS WHEREOF, **GRANTOR(S)** has/have hereunto set his/her/their hand(s) and seal, this the 3rd day of June, 2016.


Blake Custom Homes, LLC Inc.
By: **Brandon Blake, President**


GreenRidge Construction, LLC
By: **Ronald S. Williamson, Authorized Agent**


STATE OF ALABAMA)
COUNTY OF SHELBY)

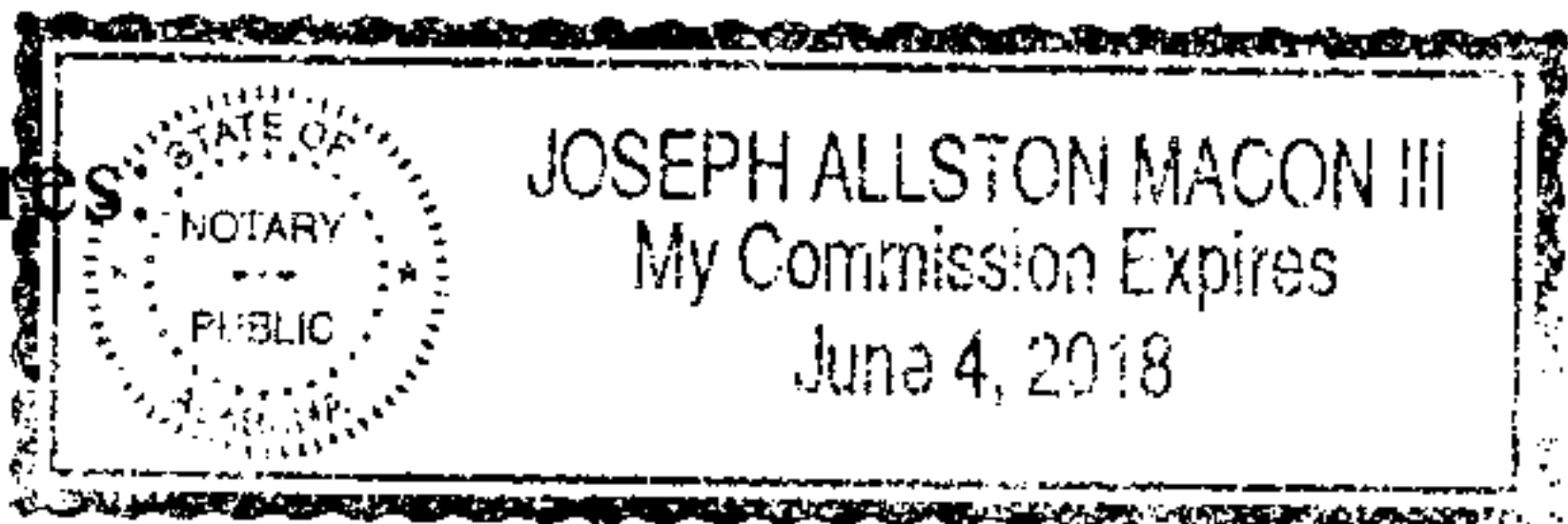

20160609000198550 1/3 \$40.00
Shelby Cnty Judge of Probate, AL
06/09/2016 09:20:40 AM FILED/CERT

Shelby County, AL 06/09/2016
State of Alabama
Deed Tax:\$20.00

I, the undersigned, a Notary Public, hereby certify that **Brandon Blake, as President of Blake Custom Homes, LLC**, 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/he has executed the same voluntarily on the day the same bears date.

Given under my hand this 3rd day of June, 2016.


Printed name:
Notary Public
My commission expires:




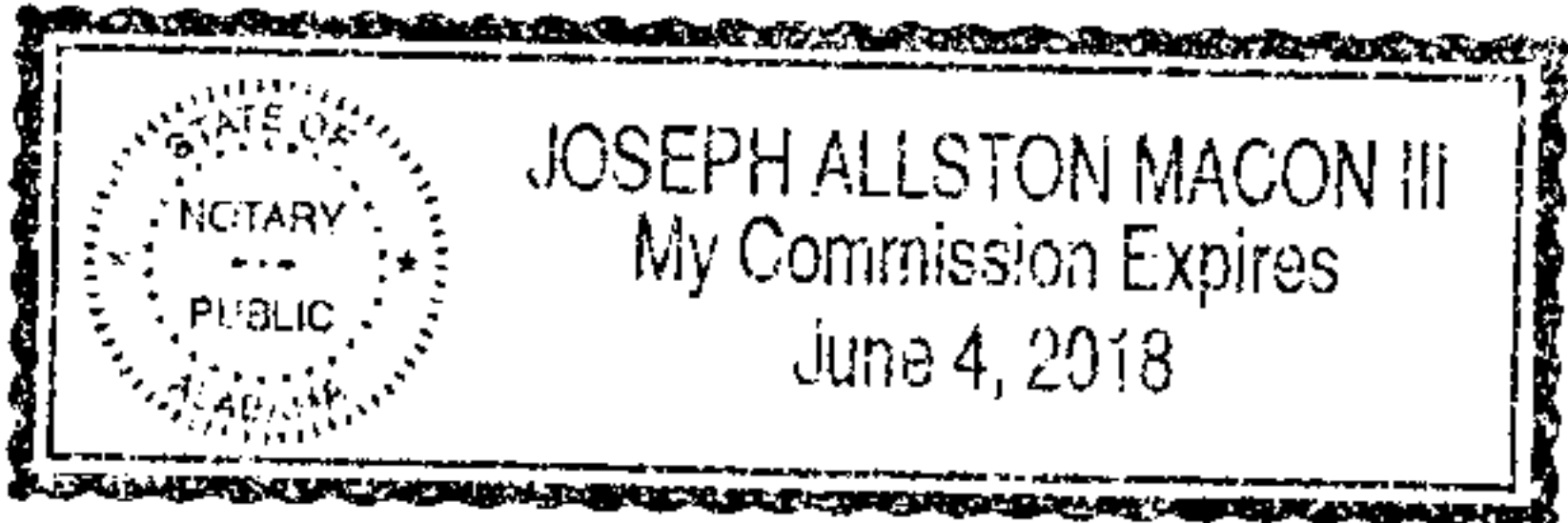
STATE OF ALABAMA
COUNTY OF SHELBY


)
)
)

I, the undersigned, a Notary Public, hereby certify that **Ronald S. Williamson, as Authorized Agent of GreenRidge Construction, LLC**, 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/he has executed the same voluntarily on the day the same bears date.

Given under my hand this 3rd day of June, 2016.


Printed name:
Notary Public
My commission expires




20160609000198550 2/3 \$40.00
Shelby Cnty Judge of Probate, AL
06/09/2016 09:20:40 AM FILED/CERT

Real Estate Sales Validation Form

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

Grantor's Name Blake Custom Homes, LLC
Mailing Address 1500 Upper Kingston Road
Prattville, AL 36067
GreenRidge Construction, LLC
9517 State Highway 160
Hayden, AL 35079

Grantee's Name Prominence Homes, LLC
Mailing Address 2084 Valleydale Road
Birmingham, AL 35244

Property Address 812 & 820 Ballantyne Hwy
Pelham, AL 35124

Date of Sale June 3, 2016

Total Purchase Price \$ 30,000.00

or

Actual Value \$ _____

or

Assessor's Market Value \$ _____



20160609000198550 3/3 \$40.00
Shelby Cnty Judge of Probate, AL
06/09/2016 09:20:40 AM FILED/CERT

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

☐ Appraisal

☐ Sales Contract

☐ Other

☒ 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 06/03/2016

Print Joseph A. Macan, Jr.

☐ Unattested

Sign

(verified by)

(Grantor/Grantee/Owner/Agent) circle one

Form RT-1