

20160610000202290
06/10/2016 02:38:13 PM
DEEDS 1/1

This instrument was prepared by:
William H. Halbrooks, Attorney
#1 Independence Plaza - Suite 704
Birmingham, AL 35209

Send Tax Notice To:
FB Residential Holdings, LLC
5940 Wilcox Place, Suite A
Dublin, OH 43016

Corporation Form Warranty Deed

STATE OF ALABAMA)
)
COUNTY OF Shelby) KNOW ALL MEN BY THESE PRESENTS,

That in consideration of One Hundred Thirty-Four Thousand and No/100 (\$134,000.00) Dollars

to the undersigned grantor, CANDT Properties, LLC, a limited liability company
address: 468 Halle Park Dr, Collierville, TN 38017
(herein referred to as GRANTOR) in hand paid by the grantee herein, the receipt of which is
hereby acknowledged, the said GRANTOR does by these presents, grant, bargain, sell and
convey unto

FB Residential Holdings, LLC
address: 5940 Wilcox Pl, Ste A, Dublin, OH 43016
(herein referred to as GRANTEE, whether one or more), the following described real estate,
situated in Shelby County, Alabama to-wit:

Lot 105, according to the Survey of The Cottages at Stonehaven, Second Addition Phase
One, as recorded in Map Book 23, Page 87, in the Probate Office of Shelby County,
Alabama.

Subject to current taxes, easements, restrictions, and rights-of-way of record.

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

And said GRANTOR, does for itself, its successors and assigns, covenant with said
GRANTEE, his, her or 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 GRANTEE, his, her or their heirs, executors and assigns forever, against the
lawful claims of all persons.

In WITNESS WHEREOF, the said GRANTOR by its member who is authorized to execute
this conveyance, hereto set its signature and seal, this the 27 day of May, 2016.

ATTEST: [Signature]

CANDT Properties, LLC
By: [Signature]
Terry Swatley, its President

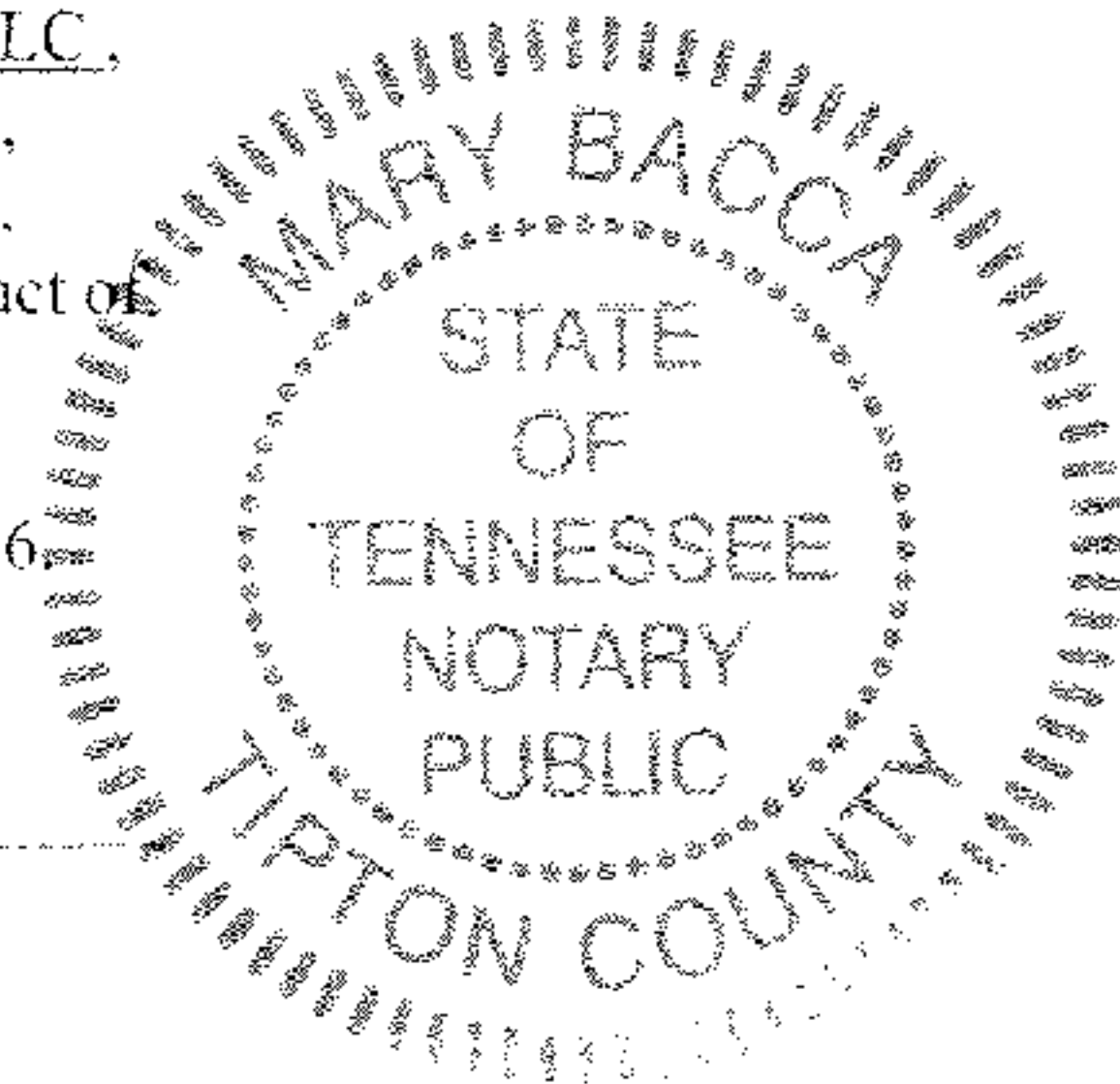
STATE OF TENNESSEE)
)
COUNTY OF Tipton) Limited Liability Acknowledgment

I, the undersigned, a Notary Public in and for said County, in said State, hereby certify
that Terry Swatley whose name as President of CANDT Properties, LLC,
a limited liability company, 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/she, as such officer and with full authority, executed the same voluntarily for and as the act of
said limited liability company.

Given under my hand and official seal, this the 27 day of May, 2016.

My Commission Expires:
JULY 18, 2017

Mary Bacca
Notary Public



Filed and Recorded
Official Public Records
Judge James W. Fuhrmeister, Probate Judge,
County Clerk
Shelby County, AL
06/10/2016 02:38:13 PM
\$148.00 CHERRY
20160610000202290

[Signature]