WARRANTY DEED

State of Alabama

Send Tax Notice to: TRANS AM SFE II, LLC 8300 N. Mopac Expressway, Suite 200, Austin TX. 78759

Shelby County

Know all men by these presents:

That in consideration of ONE HUNDRED FORTY-NINE THOUSAND FIVE HUNDRED and No/00 Dollars (\$149,500.00) to the undersigned grantor (whether one or more), in hand paid by the grantee herein, the receipt whereof is acknowledged, I or we Jerry Steven Hughes and Jessica H. Hughes, husband and wife (herein referred to as grantor, whether one or more), grant, bargain, sell and convey unto: TRANS AM SFE II, LLC, mailing address 5001 Plaza on The Lake, Suite 200, Austin, TX 78746 (herein referred to as grantee, whether one or more), the following described real estate, situated in Shelby County, Alabama, to-wit:

Lot 63, according to the Plat of Southfield Gardens, as recorded in Map Book 38 Page 100, in the Probate Office Shelby County, Alabama; Being situated in Shelby County, Alabama.

Parcel Number: 23-7-26-0-013-032.000

Property Address: 384 Vincent St., Alabaster, AL 35007

TO HAVE AND TO HOLD to the said grantee, his, her or their heirs and assigns forever. And I (we) do for myself (ourselves) and for my (our) heirs, executors, and administrators covenant with the said GRANTEES, their heirs and assigns, that I am (we are) lawfully seized in fee simple of said premises; that they are free from all encumbrances, unless otherwise noted above; that I (we) have a good right to sell and convey the same as aforesaid; That I (we) 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 persons.

Shelby Cnty Judge of Probate, AL

12/06/2016 01:37:13 PM FILED/CERT

IN WITNESS WHEREOF <u>I/We</u> have hereunto set <u>my/our</u> hand(s) and seal(s), this	30th	_day of
November, 2016. Jerry Steven Hughes		
Jessica H. Hughes		

STATE OF	<u>ALABAMA</u>	
COUNTY	Jefferson	

General Acknowledgment

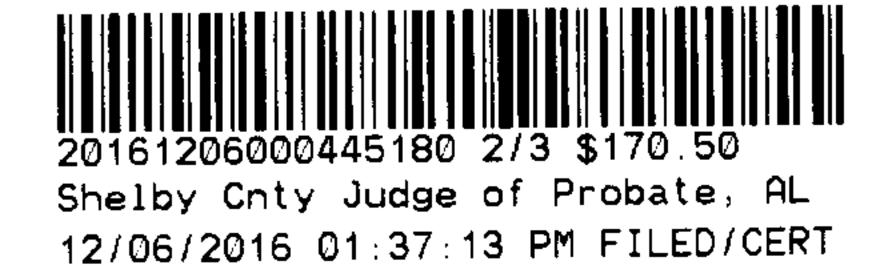
I, <u>THE UNDERSIGNED</u>, a Notary Public in and for said County, in said State, hereby certify that **Jerry Steven Hughes and Jessica H. Hughes** whose name(s)<u>is/are</u> signed to the foregoing conveyance, and who <u>is/are</u> known to me, acknowledged before me on this day, that, being informed of the contents of the conveyance <u>they</u> executed the same voluntarily on the day the same bears date.

Given under my hand and official seal this <u>30th</u> day of November, 2016.

NOTARY PUBLIC

MY COMMISSION EXPIRES:

Prepared by:
Parker Law Firm, LLC
Jeremy L Parker
1560 Montgomery Hwy Ste 205
Birmingham, AL 35216



Real Estate Sales Validation Form This Document must be filed in accordance with Code of Alabama 1975, Section 40-22-1

Grantor's Name	Jerry Steven Hughes and Jessica H Hughes	Grantee's Name	Trans Am SFE II LLC
Mailing Address	301 TRADEWINDS CIR	Mailing Address	181 Montour Run Road Coraopolis, PA 15108
	Alabaster, AL 35007		
Property Address	384 Vincent St Alabaster, AL 35007	Date of Sale Total Purchase Price Or Actual Value Or Assessor's Market Value	November 30, 2016 \$149,500.00 \$
(check one) (Recording) Bill of Sale Sales Contract Closing State	ement document presented for recordation	s not required) Appraisal ther	owing documentary evidence: information referenced above, the
heir current mailin	d mailing address - provide the na		conveying interest to property and to whom interest to property is
	the physical address of the proper	rty being conveyed, if availab	le.
Date of Sale - the	date on which interest to the prope	erty was conveyed.	
Total purchase prices	•	urchase of the property, both	real and personal, being conveyed
	offered for record. This may be evid	• • •	real and personal, being conveyed acted by a licensed appraiser or the
use valuation, of th		ocal official charged with the re	air market value, excluding current esponsibility of valuing property for Code of Alabama 1975 § 40-22-1
urther understand	,		is document is true and accurate. I imposition of the penalty indicated
DateNo	vember 30, 2016		Terry Steven Hushes
Unattested		Sign:	rantee/Owner/Agent (circle one) Form RT-1
	(verified by)	Grantor	irantee/Owner/Agent (circle one) Form RT-1

