

WARRANTY DEED

Title and Legal not examined

STATE OF ALABAMA)
COUNTY OF SHELBY)

20170525000182500 1/2 \$123.00
Shelby Cnty Judge of Probate, AL
05/25/2017 09:56:49 AM FILED/CERT

KNOW ALL MEN BY THESE PRESENTS:

That in consideration of ONE HUNDRED FIVE THOUSAND DOLLARS (\$105,000.00) and other good and valuable consideration, to the undersigned Grantor, in hand paid by the Grantee herein, the receipt whereof is acknowledged, Stephen E. Williams (herein referred to as Grantor, whether one or more), grant, bargain, sell and convey unto 127SOMMERSBY,LLC (herein referred to as Grantee), the following described real estate, situated in Shelby County, Alabama, to-wit:

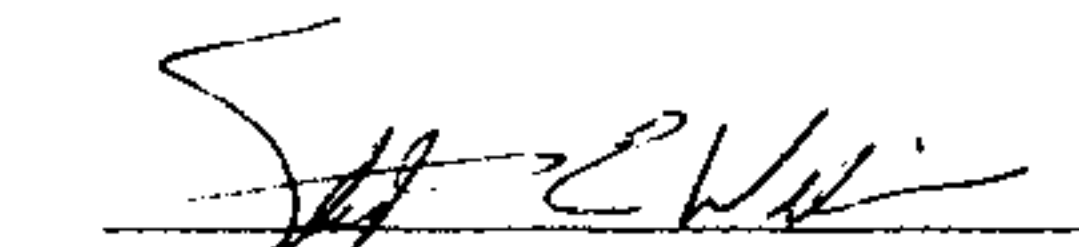
Lot 14, according to the Survey of Sommersby Townhomes as recorded in Map Book 20, Page 112 in the Probate Office of Shelby County, Alabama.

Subject to limitations, if any of record.

To Have and to Hold to the said grantee, his heirs and assigns forever.

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

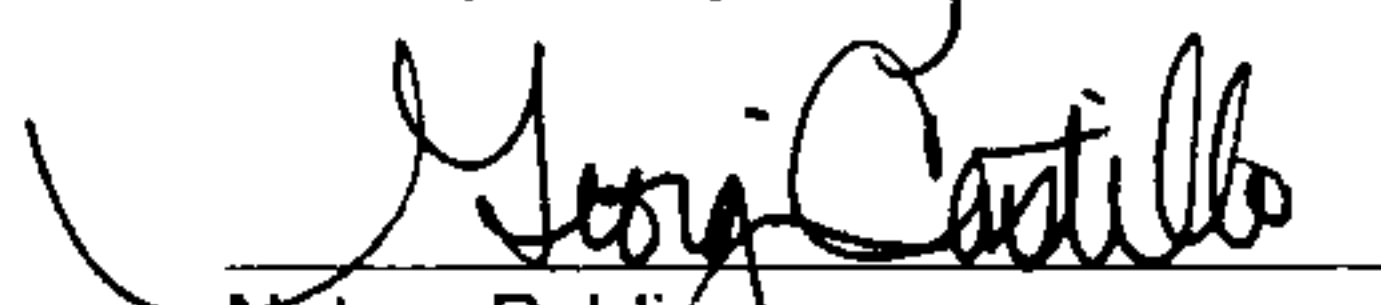
IN WITNESS WHEREOF, I have hereunto set my hand and seal on this the 10 day of Feb, 2017.


Stephen E. Williams

STATE OF Georgia
COUNTY DeKalb

I, Georgina Castillo, a Notary Public in and for said County in said State, hereby certify that Stephen E. Williams whose name 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 this instrument, they, as such officers and with full authority, executed the same voluntarily for and as the act of said general partnership.

Given under my hand and official seal this the 10th day of February, 2017.


Notary Public
My Commission Expires: April 25, 2017



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Real Estate Sales Validation Form

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

Grantor's Name STEPHENE WILLIAMS Grantee(s) 127 SOMMERBY, LLC
Grantees: PO BOX 440424
Mailing Address KENNESAW GA 30160 Mailing Address PO BOX 751
PELHAM AL 35124
Property Address 127 SOMMERBY CIR Date of Sale TRANSFER TITLE
PELHAM AL 35124

Actual Value \$ 105,000
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 ☐ 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).

Date 25 MAY 17

Unattested

(verified by)

Print P SUZANNE WILLIAMS - MANAGER

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

Form RT-1

PSW PROPERTY MANAGERS LLC