

WARRANTY DEED

State of Alabama

Send Tax Notice to: FIREBIRD SFE I, LLC 5001 Plaza on the Lake, Suite 200, Austin TX. 78759

Shelby County

Know all men by these presents:

That in consideration of **ONE HUNDRED TWENTY-TWO THOUSAND FIVE HUNDRED and NO/100 DOLLARS (\$122,500.00)** to the undersigned grantor (whether one or more), in hand paid by the grantee herein, the receipt whereof is acknowledged, I or we, **Helena M. Lukachi**, **unmarried** (herein referred to as grantor, whether one or more), grant, bargain, sell and convey unto: **FIREBIRD SFE I**, **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 42, according to the Survey of Union Station, Phase 1 as recorded in Map Book 41, page 41 in the Probate Office of Shelby County, Alabama being situated in Shelby County, Alabama.

Parcel Number: 28-3-05-0-011-008.000

Property Address: 305 Union Station Way, Calera, AL 35040

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.

IN WITNESS WHEREOF <u>I/We</u> have hereunto s	set my/our hand(s) and seal(s), this 9th day of
June, 2017.	ALL TO THE RESIDENCE OF THE PARTY OF THE PAR
	Helen M. Lukachi
STATE OF Alabama	
COUNTY Jefferson	
General Ackno	owledgment
	d for said County, in said State, hereby certify that Helen
,	foregoing conveyance, and who is/are known to me,
acknowledged before me on this day, that, being	informed of the contents of the conveyance she
executed the same voluntarily on the day the same	ie bears date.
Given under my hand and official seal this9th	day of June, 2017.
	NOTARY PUBLIC
	MY COMMISSION EXPIRES: \\ \)
Prepared by:	
Parker Law Firm, LLC Jeremy L Parker	
1560 Montgomery Hwy Ste 205	

Birmingham, AL 35216

Shelby Cnty Judge of Probate: AL 06/19/2017 09:13:29 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	Helena M. Lukachi	Grantee's Name	FIREBIRD SFE I, LLC
Mailing Address	305 Union Station Way	Mailing Address	5001 Plaza on the Lake
	Calera, AL 35040		Suite 200
			Austin, TX 78746
Property Address	305 Union Station Way	Date of Sale	06/12/2017
, total CDD	Calera, AL 35040	Total Purchase Price	\$122,500
		or	1
		Actual Value	\$
		or Assessor's Market Value	\$
•	ement document presented for rec the filing of this form is not	required.	e required information
Grantor's name and ma nailing address.	In iling address - provide the name of th	structions ne person or persons conveying in	nterest to property and their current
Grantee's name and ma	ailing address - provide the name of t	he person or persons to whom int	erest to property is being conveyed.
Property address - the p	physical address of the property being	g conveyed, if available.	
Date of Sale - the date	on which interest to the property was	conveyed.	
Fotal purchase price - the strument offered for re	ne total amount paid for the purchase ecord.	of the property, both real and per	rsonal, being conveyed by the
, ,	perty is not being sold, the true value ecord. This may be evidenced by an a		• •
of the property as deter		th the responsibility of valuing pro	alue, excluding current use valuation, perty for property tax purposes will be
•	y knowledge and belief that the informate statements claimed on this form m		
Date <u>06/12</u>	, 2017	Print Helena M	Lukachi
Unattested		Sign:	4
	(verified by)	Grantor/Gran	ntee/Owner/Agent (circle one) Form RT-1

20170619000214640 3/3 \$143.50 Shelby Cnty Judge of Probate: AL

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