

This instrument was prepared by:
Clayton T. Sweeney, Attorney
2700 Highway 280 East, Suite 160
Birmingham, AL 35223

Send Tax Notice To:
Ridge Crest Homes, LLC
215 Narrows Parkway, Ste C
Birmingham, AL 35242



20180315000084590 1/3 \$61.00
Shelby Cnty Judge of Probate, AL
03/15/2018 09:51:22 AM FILED/CERT

STATE OF ALABAMA)

COUNTY OF SHELBY)

STATUTORY WARRANTY DEED

KNOW ALL MEN BY THESE PRESENTS, that in consideration of **Forty Thousand No/100 Dollars (\$40,000.00)** to the undersigned grantor, **SB HOMES, LLC**, an Alabama limited liability company, in hand paid by Grantee named herein, the receipt of which is hereby acknowledged, the said **SB HOMES, LLC**, an Alabama limited liability company, by these presents, grant, bargain, sell and convey unto **RIDGE CREST HOMES, LLC**, an Alabama limited liability company (hereinafter referred to as "Grantee", whether one or more), its successors and assigns, the following described real estate (the "property"), situated in **Shelby County, Alabama**, to-wit:

Lot 130, according to the Survey of Polo Crossings Sector I, as recorded in Map Book 39, Page 41, in the Probate Office of Shelby County, Alabama.

Subject To:

Ad valorem taxes for 2018 and subsequent years not yet due and payable until October 1, 2018.

Existing covenants and restrictions, easements, building lines and limitations of record.

This instrument is executed as required by the Articles of Organization and Operational Agreement of said limited liability company and same have not been modified or amended.

TO HAVE AND TO HOLD, the tract or parcel of land above described together with all and singular the rights, privileges, tenements, appurtenances, and improvements unto the said **GRANTEE**, its successors and assigns, in fee and simple.

Shelby County, AL 03/15/2018
State of Alabama
Deed Tax: \$40.00


IN WITNESS WHEREOF, said GRANTOR has through its duly authorized representative hereunto set its hand and seal this the 8th day of March, 2018.


William David Brady
Its: Member/Manager

IN WITNESS WHEREOF, said GRANTOR has through its duly authorized representative hereunto set its hand and seal this the 8th day of March, 2018.


Mark M. Snow
Its: Member/Manager

STATE OF ALABAMA)
COUNTY OF JEFFERSON)


20180315000084590 2/3 \$61 00
Shelby Cnty Judge of Probate, AL
03/15/2018 09:51:22 AM FILED/CERT

I, the undersigned, a Notary Public, in and for said County and State, hereby certify that William David Brady, whose name as Member/Manager of SB Homes, LLC, an Alabama 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 Instrument, he executed the same voluntarily on the day the same bears date.

IN WITNESS WHEREOF, I have hereunto set my hand and seal this the 8th day of March, 2018.


NOTARY PUBLIC
My Commission Expires: 06-02-2019

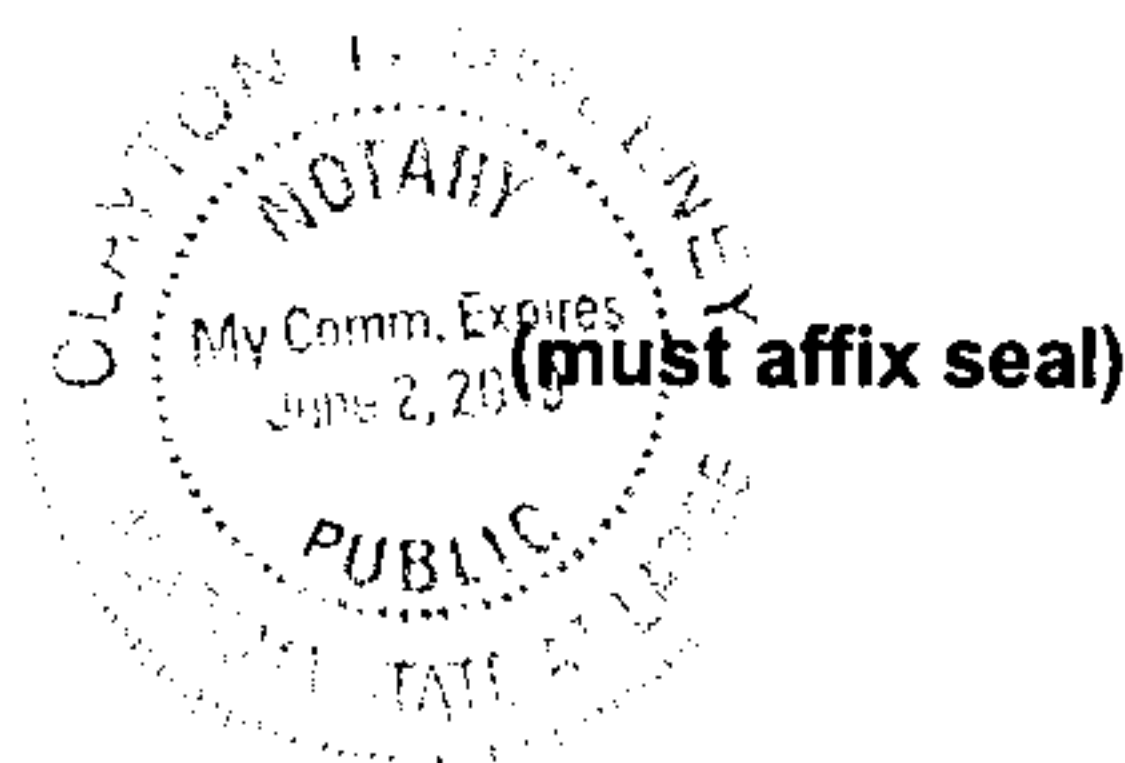


STATE OF ALABAMA)
COUNTY OF JEFFERSON)

I, the undersigned, a Notary Public, in and for said County and State, hereby certify that Mark M. Snow, whose name as Member/Manager of SB Homes, LLC, an Alabama 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 Instrument, he executed the same voluntarily on the day the same bears date.

IN WITNESS WHEREOF, I have hereunto set my hand and seal this the 8th day of March, 2018.


NOTARY PUBLIC
My Commission Expires: 06-02-2019



Real Estate Sales Validation Form

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

Grantor's Name SB Homes, LLC
Mailing Address 215 Narrows Pkwy, Ste C
Birmingham, AL 35242

Grantee's Name Ridge Crest Homes, LLC
Mailing Address 215 Narrows Pkwy, Ste C
Birmingham, AL 35242

Property Address 276 Polo Downs
Chelsea, AL 35043

Date of Sale March 8, 2018

Total Purchase Price \$ 40,000.00

or _____

Actual Value \$ _____

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
☐ Sales Contract
☒ Closing Statement

- ☐ Appraisal
☐ Other – Tax Assessor's Market Value
☐ Deed

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 _____

SB Homes, LLC
Print By: William David Brady and Mark M. Snow, Members

Unattested

(verified by)

Sign _____

(Grantor/Grantee/Owner/Agent) circle one



20180315000084590 3/3 \$61.00
Shelby Cnty Judge of Probate, AL
03/15/2018 09:51:22 AM FILED/CERT