

20180508000157550  
05/08/2018 03:30:20 PM  
DEEDS 1/3

NOTE: ALL OF THE PURCHASE PRICE RECEIVED WAS PAID FROM A FIRST PURCHASE MONEY MORTGAGE LOAN(S) OF \$ 1,915,435.00 CLOSED SIMULTANEOUSLY HEREWITH.

THIS INSTRUMENT PREPARED BY:  
BARNES & BARNES LAW FIRM, P.C.  
8028 PARKWAY DRIVE  
LEEDS, ALABAMA 35094

Send tax notice to:  
NEWCASTLE CONSTRUCTION,  
INC.

### **CORPORATION FORM WARRANTY DEED**

State Of Alabama  
SHELBY County

KNOW ALL MEN BY THESE PRESENTS, That in consideration of four hundred twenty thousand and 00/100 Dollars (\$420,000) to the undersigned Grantor, NEWCASTLE DEVELOPMENT, LLC., (hereinafter referred to as Grantor, whose mailing address is 121 BISHOP CIRCLE, PELHAM, AL 35124), in hand paid by the Grantees herein (whose mailing address is shown above), the receipt of which is hereby acknowledged, the said Grantor does by these presents, grant, bargain, sell and convey unto NEWCASTLE CONSTRUCTION, INC., (herein referred to as Grantees), the following described real estate, situated in SHELBY County, Alabama, to-wit:

LOTS 109, 110, 111, 114, 115 AND 116, ACCORDING TO THE SURVEY OF CAMELLIA RIDGE SUBDIVISION, AS RECORDED IN MAP BOOK 49, PAGE 11, IN THE PROBATE OFFICE OF SHELBY COUNTY, ALABAMA.

Subject to:

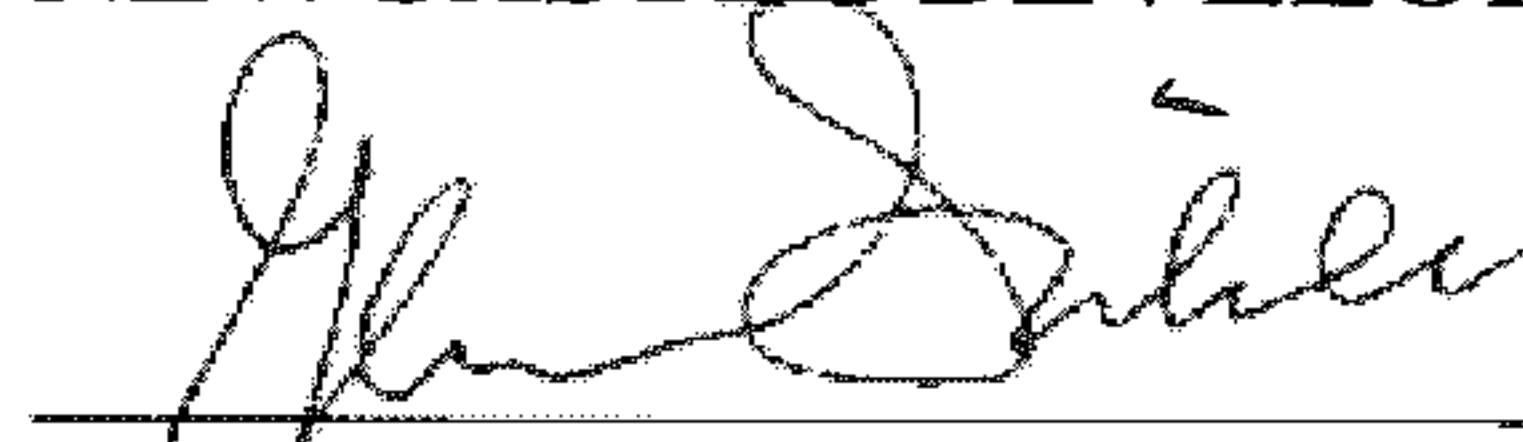
1. Taxes for the current tax year and any subsequent years.
2. Easements, restrictions, reservations, rights-of-way, limitations, covenants and conditions of record, if any.
3. Mineral and mining rights, if any.

TO HAVE AND TO HOLD to the said Grantees, their heirs and assigns forever.

And I (we) do, for myself (ourselves) and for my (our) heirs, executors and administrators, covenant with 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 stated 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, the said Grantor by its PRESIDENT, GLENN SIDDLE who is authorized to execute this conveyance, hereto set its signature and seal this the 1<sup>st</sup> day of may, 2018.

NEWCASTLE DEVELOPMENT, LLC

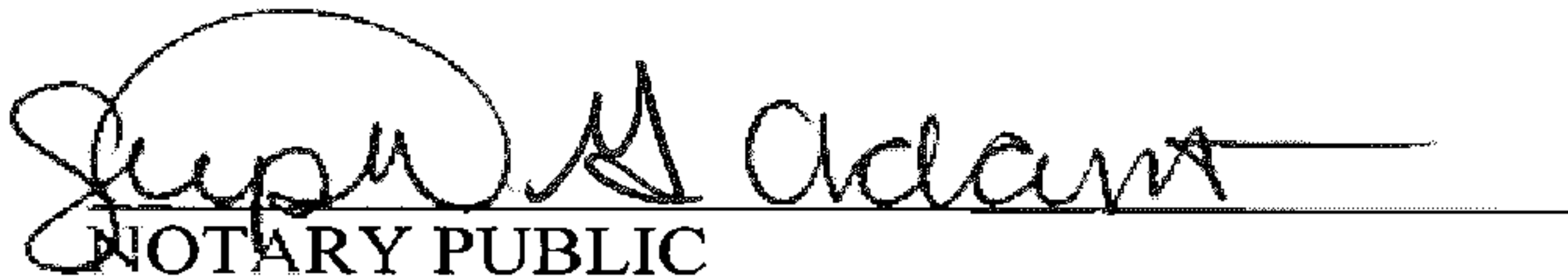


BY: GLENN SIDDLE,  
ITS: PRESIDENT

STATE OF ALABAMA  
ST. CLAIR COUNTY

I, the undersigned authority, a Notary Public in and for said County in said State, hereby certify that GLENN SIDDLE, PRESIDENT of NEWCASTLE DEVELOPMENT, LLC a corporation 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 corporation.

Given under my hand and official seal this 1<sup>st</sup> day of may, 2018.

  
NOTARY PUBLIC

My Commission Expires:



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

|                  |                                                  |                            |                                       |
|------------------|--------------------------------------------------|----------------------------|---------------------------------------|
| Grantor's Name   | Newcastle Development                            | Grantee's Name             | Newcastle Construction Inc            |
| Mailing Address  | 121 Bishop Circle<br>Pelham, AL 35124            | Mailing Address            | 121 Bishop Circle<br>Pelham, AL 35124 |
| Property Address | Lots 109-111, 114-116 Camellia Ridge, Pelham, AL | Date of Sale               | 5/01/18                               |
|                  |                                                  | Total Purchase Price       | \$420,000                             |
|                  |                                                  | 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)

|                                                       |                                    |
|-------------------------------------------------------|------------------------------------|
| <input type="checkbox"/> Bill of Sale                 | <input type="checkbox"/> Appraisal |
| <input type="checkbox"/> Sales Contract               | <input type="checkbox"/> Other     |
| <input checked="" type="checkbox"/> 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).

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: 2/28/17

Print Glenn Siddle

Unattested (verified by

Sign 

(Grantor/Grantee/Owner/Agent) circle one



Filed and Recorded  
Official Public Records  
Judge James W. Fuhrmeister, Probate Judge,  
County Clerk  
Shelby County, AL  
05/08/2018 03:30:20 PM  
\$22.00 CHERRY  
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