

This Instrument Prepared By:
NRS Title Alabama, LLC
Tom A. Bingham
5555 Glenridge Connector
Suite 400
Atlanta GA 30342
File Number 18936361CN

Send Tax Notice To:
Unfinished Building, LLC
1616 2nd Avenue South
Suite 100
Birmingham, AL 35233

20180626000226980
06/26/2018 12:16:30 PM
QCDEED 1/2

QUIT CLAIM DEED

STATE OF ALABAMA
COUNTY OF Shelby

This Quit Claim Deed is being recorded for the purposes of nullifying the recording of that certain Statutory Warranty Deed recorded June 4, 2018 as Document No. 20180604000195930. Such Statutory Warranty Deed was recorded in error as there was no transfer of ownership and no consideration paid.

KNOW ALL MEN BY THESE PRESENTS, That in consideration of other good and valuable considerations and the sum of **TEN DOLLARS AND 00 CENTS (US\$10.00)** to the undersigned GRANTOR in hand paid by the GRANTEE herein, the receipt of which is hereby acknowledged, **Ashaz Properties LLC, an Alabama limited liability company**, (hereinafter referred to as **GRANTOR**), does hereby remise, release, quit claim, grant, sell, and convey to **Unfinished Building, LLC, an Alabama limited liability company** (hereinafter referred to as **GRANTEE**), all of GRANTOR's right, title, interest and claim in or to the following described real estate situated in the County of Jefferson and State of Alabama, to-wit:

Lot 3, according to the Survey of Dinsmore Resurvey, as recorded in Map Book 26, Page 94, in the Probate Office of Shelby County, Alabama.

This conveyance is subject to easements, restrictions, reservations, covenants, conditions, minerals and mining rights, rights of way, of record, if any.

IN WITNESS WHEREOF, we have hereunto set my hands and seals on this the 7th day of June, 2018.

Ashaz Properties LLC

By: Robert K Calvin
Robert Kendall Calvin, as its Manager

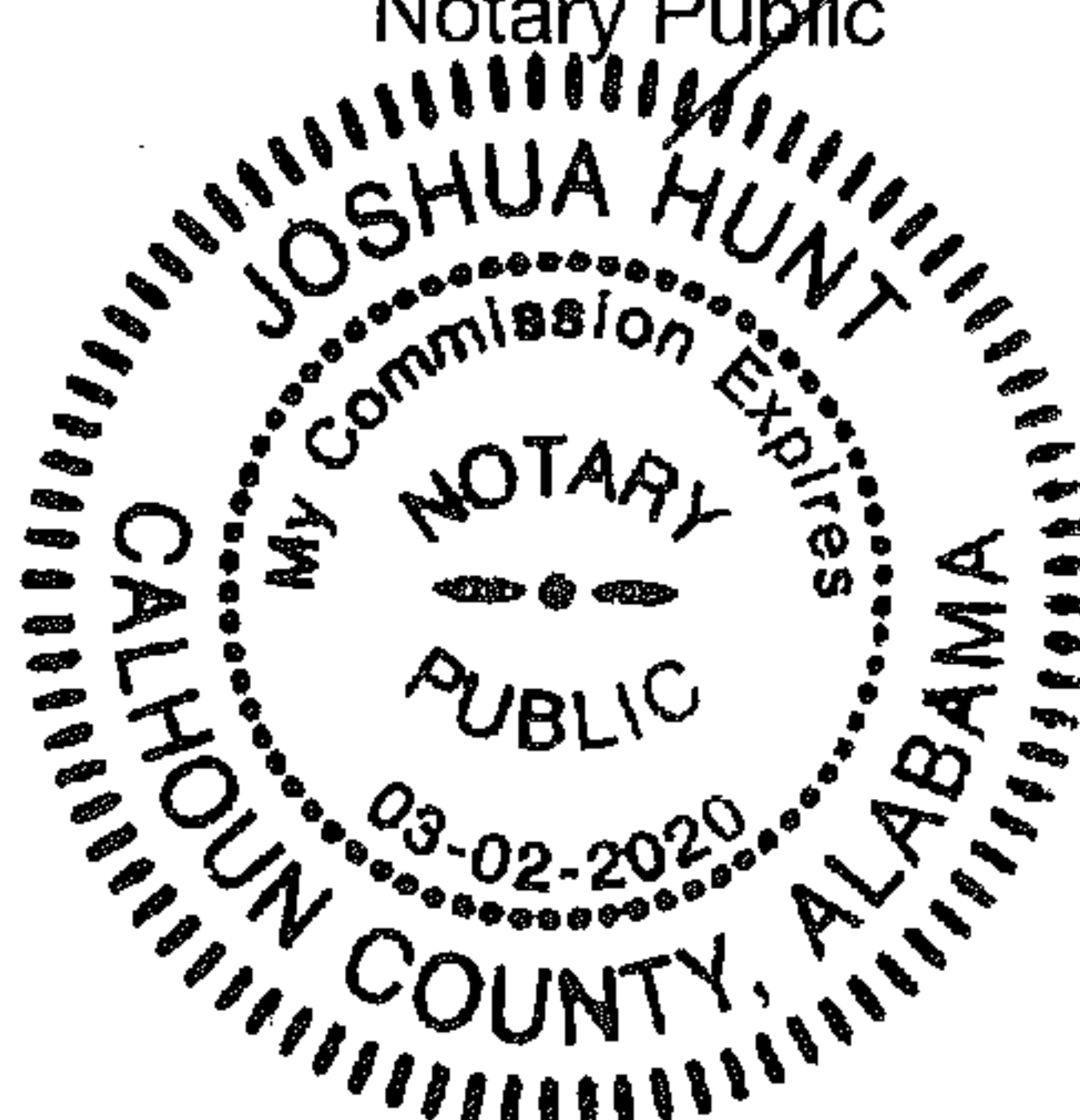
STATE OF Alabama
COUNTY OF Shelby

I, the undersigned, a notary public in and for said county in said state, hereby certify that Robert Kendall Calvin, as Manager of Ashaz Properties LLC, an Alabama limited liability company, 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 the conveyance, she executed the same voluntarily on the day the same bears date.

Given under my hand and official seal this the 7th day of June, 2018.

Joshua Hunt
Notary Public

My Commission Expires: 03/02/2020



REAL ESTATE SALES VALIDATION FORM*This Document must be filed in accordance with Code of Alabama 1975, Section 40-22-1*

Grantor's Name: Ashaz Properties LLC, an Alabama
limited liability company
Mailing Address: 12544 Darvish Lane
Alpharetta, GA 30005

Grantee's Name: Unfinished Building, LLC, an Alabama
limited liability company
Mailing Address: 1616 2nd Avenue South
Suite 100
Birmingham, AL 35233

Property Address: 2111 Old Montgomery Highway
Pelham, AL 35124

Date of Sale: June 1, 2018
Actual Value: \$0.00

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

No monies received for this Quitclaim of Interest.

☐ Closing Statement

☒ Other: Value of most recent Tax Assessment 977,610.00

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.

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.

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: 6/26/18

Print: Lauren Bertain

Unattested

(verified by)

Sign:

Agent



Filed and Recorded
Official Public Records
Judge James W. Fuhrmeister, Probate Judge,
County Clerk
Shelby County, AL
06/26/2018 12:16:30 PM
\$19.00 CHERRY
20180626000226980

(Signature)