

This Instrument Prepared By:
Scott Smith
2400 E Cesar Chavez Street, #208
Austin, Texas 78702


20180815000291330 1/3 \$162.00
Shelby Cnty Judge of Probate, AL
08/15/2018 09:29:24 AM FILED/CERT

And When Recorded Mail Document
and Tax Statements to:
310 Mills Way Trust
2400 E Cesar Chavez Street, #208
Austin, Texas 78702

WARRANTY DEED

THAT I, **Kiran Kumar Yedavalli and Divya Gundamaraju, Trustees of the Yedavalli Family Trust dated July 29, 2017, and any amendments thereto. ("Grantor")**, whose address is **310 Mills Way, Pelham, Alabama 35124**, for and in consideration of the sum of ZERO AND NO/100 (\$0.00) DOLLARS and other good and valuable consideration to the undersigned paid by the Grantee herein named, the receipt of which is hereby acknowledged, have GRANTED, SOLD AND CONVEYED, and by these presents do GRANT, SELL AND CONVEY unto **Scott Royal Smith, Trustee of the 310 Mills Way Trust ("Grantee")**, a common law Trust located at **2400 E Cesar Chavez Street #208, Austin, Texas 78702**, all of the following described real property, situated in the City of **Pelham**, County of **Shelby**, State of **Alabama**, to wit:

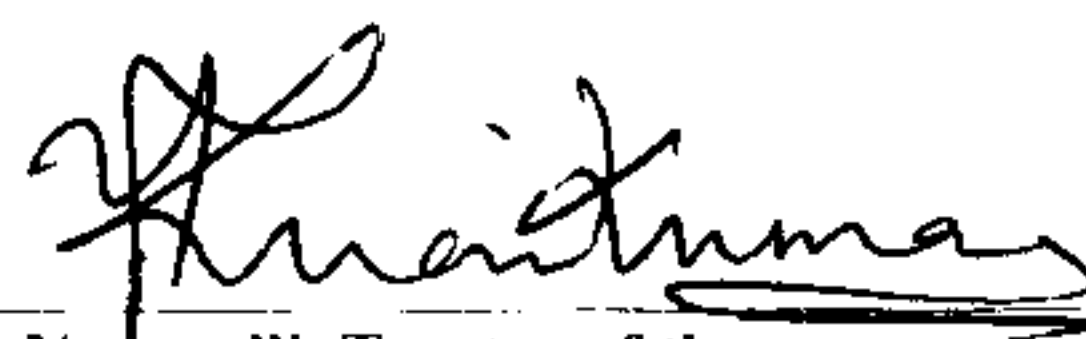
Lot 106, according to the recorded map of Builders Group Addition to the Glen at Stonehaven Phase One, as recorded in Map Book 27, page 54, in the Probate Office of Shelby County, Alabama.

Commonly known as: **310 Mills Way, Pelham, Alabama 35124**

Deed Reference: Recorded on 05/09/2018, Shelby County Clerk's Office, Document No. 20180509000159240.

TO HAVE AND TO HOLD the above described premises, together with all and singular the rights and appurtenances thereto in anywise belonging, unto the said Grantee, Grantee's heirs and assigns forever, and Grantor does hereby bind Grantor, Grantor's heirs, executors and administrators, to WARRANT AND FOREVER DEFEND all and singular the said premises unto the said Grantee, Grantee's heirs and assigns, against every person whomsoever lawfully claiming or to claim the same or any part thereof. This property is conveyed AS IS and subject to existing indebtedness.

WITNESS the hand of said Grantor this 6 day of AUGUST, 2018.


Kiran Kumar Yedavalli, Trustee of the
Yedavalli Family Trust dated July 29, 2017

Shelby County, AL 08/15/2018
State of Alabama
Deed Tax: \$140.00

Witness: K. Chavan

Witness: [Signature]

THE STATE OF _____ §
COUNTY OF _____ §

BEFORE ME, the undersigned Notary Public, on this day personally appeared **Kiran Kumar Yedavalli**, known to me to be the person whose name is subscribed to the foregoing instrument and acknowledged to me that he is the **Trustee of the Yedavalli Family Trust dated July 29, 2017** and that he executed the same for the purposes and consideration therein expressed.

GIVEN UNDER MY HAND AND SEAL OF OFFICE THIS _____ day of _____, 2018.

NOTARY PUBLIC, STATE OF _____
Printed Name: _____
My Commission Expires: _____

DG Divya Gundamaraju, Trustee of the
Yedavalli Family Trust dated July 29, 2017

Witness: K. Chavan

Witness: [Signature]

THE STATE OF _____ §
COUNTY OF _____ §

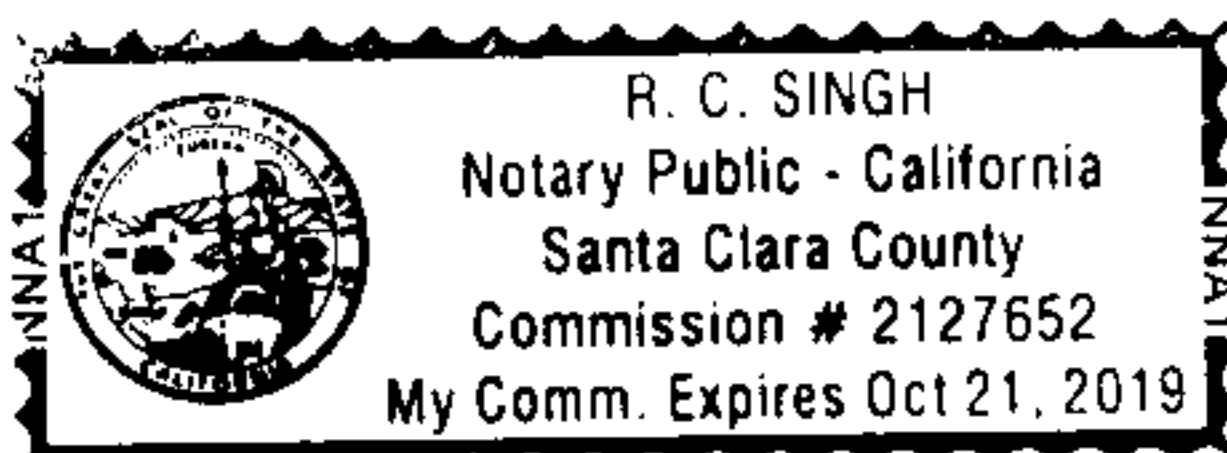
BEFORE ME, the undersigned Notary Public, on this day personally appeared **Divy Gundamaraju**, known to me to be the person whose name is subscribed to the foregoing instrument and acknowledged to me that she is the **Trustee of the Yedavalli Family Trust dated July 29, 2017** and that she executed the same for the purposes and consideration therein expressed.

GIVEN UNDER MY HAND AND SEAL OF OFFICE THIS _____ day of _____, 2018.

NOTARY PUBLIC, STATE OF _____
Printed Name: _____
My Commission Expires: _____

A notary public or other officer completing this certificate verifies only the identity of the individual who signed the document to which this certificate is attached, and not the truthfulness, accuracy, or validity of that document.

State of California, County of Santa Clara ss. On 08/06/18 before me R.C. Singh,
Notary Public, personally appeared KIRAN KUMAR YEDAVALLI, DIVYA GUNDAMARAJU
who proved to me on the basis of satisfactory evidence to be the person(s) whose name(s) is/are subscribed
the within instrument and acknowledged to me that he/she/they executed the same in his/her/their authorized
capacity(ies), and that by his/her, their signature(s) on the instrument the person(s), or the entity upon behalf of
which the person(s) acted, executed the instrument. I certify under PENALTY OF PERJURY under the laws of the
State of California that the foregoing paragraph is true and correct. WITNESS my hand and official seal.



[Signature]

Real Estate Sales Validation Form

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

Grantor's Name	Kiran Kumar Yedavalli and Divya Gundamaraju, Trustees of the The Yedavalli Family Trust dated July 29, 2017	Grantee's Name	Scott Royal Smith, Trustee of the 310 Mills Way Trust
Mailing Address	2400 E Cesar Chavez Street, #208 Austin, TX 78702	Mailing Address	2400 E Cesar Chavez Street, #208 Austin, TX 78702
Property Address	310 Mills Way Pelham, Alabama 35124	Date of Sale	
		Total Purchase Price \$	0.00
		or	
		Actual Value \$	
		or	
		Assessor's Market Value \$	139,800.00

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	☒ Other
☐ Closing Statement	Assessor's Website

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 6/8/2018

Unattested

(verified by)

Print Kiran Kumar Yedavalli, Trustee Divya Gundamaraju, Trustee

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

Form RT-1



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