

08/17/2018 12:14:36 PM FILED/CERT

THIS INSTRUMENT PREPARED BY: BARNES & BARNES LAW FIRM, P.C. 8107 Parkway Drive Leeds, AL 35094 (205) 699-5000

Send Tax Notice to: Newcastle Construction, Inc.

121 Bishop Circle Pelham, AL 35124

CORPORATE WARRANTY DEED

STATE OF ALABAMA SHELBY COUNTY

KNOW ALL MEN BY THESE PRESENTS, That for and in consideration of the sum of ONE-HUNDRED FIFTY THOUSAND DOLLARS and 00/100 Dollars (\$150,000.00) and other good and valuable consideration in hand paid to the undersigned, the receipt whereof is hereby acknowledged, the undersigned, NEWCASTLE DEVELOPMENT, LLC, hereby remise, release, quit claim, grant, sell and convey to NEWCASTLE CONSTRUCTION, INC., (hereinafter called Grantees), all their right, title, interest and claim in or to the following described real estate, situated in SHELBY County, Alabama, to-wit:

LOTS 118, 119, AND 124, ACCORDING TO THE SURVEY OF CAMELLIA RIDGE SUBDIVISON, AS RECORDED IN MAP BOOK 49, PAGE 11, IN THE PROBATE OFFICE OF SHELBY COUNTY, ALABAMA.

THIS DEED WAS PREPARED WITHOUT THE BENEFIT OF TITLE EXAMINATION.

THE LEGAL DESCRIPTION WAS PROVIDED BY THE GRANTOR(S).

PROPERTY ADDRESSES: 3031 AND 3027 CAMELLIA RIDGE COURT, AND 1018 CAMELLIA RIDGE DRIVE, PELHAM, AL 35124.

SUBJECT TO:

1. EXISTING EASEMENTS, CURRENT TAXES, RESTRICTIONS AND COVENANTS, SET BACK LINES AND RIGHTS OF WAY, IF ANY OF RECORD.

TO HAVE AND TO HOLD and said Grantor, for said Grantor, its heirs, executors and administrators, covenant with said Grantees, their heirs and assigns, that Grantor is lawfully seized in fee simple of said premises; that they are free from all encumbrances, unless otherwise stated above; that Grantor has a good right to sell and convey the same as aforesaid; that Grantor will, and their 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.

Given under my hand and seal this 13 day of AUGUST, 2018.

NEWCASTLE DEVELOPMENT, LLC

BY: GLENN SIDDLE

ITS: MEMBER

Shelby COUNTY

I, the undersigned, a Notary Public in and for said County in said State, hereby certify that GLENN SIDDLE whose name as MEMBER of NEWCASTLE DEVELOPMENT, LLC, 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, GLENN SIDDLE, in his/her capacity as such OFFICER and with full authority, executed the same voluntarily for and as the act of said OFFICER.

Given under my hand and official seal this 13th day of August, 2018.

Rotary Public

My Commission Expires:

STEPHANIE BISHOP My Commission Expires June 8, 2022

20180817000294790 2/3 \$22.00

Shelby Cnty Judge of Probate, AL 08/17/2018 12:14:36 PM 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: | NEWCASTLE DEVELOPMENT, LLC | Grantee's Name: | NEWCASTLE CONSTRUCTION, INC. |
|--|---|--|--|
| Mailing Address: | 121 BISHOP CIRCLE PELHAM, AL 35124 | Mailing Address: | 121 BISHOP CIRCLE PELHAM, AL 35124 |
| Property Address: | 3031 AND 3027 CAMELLIA RIDGE COURT AND 1018 CAMELLIA RIDGE DRIVE | Date of Sales | August 13, 2018 |
| | PELHAM, AL 35124 | Total Purchase Price: | (\$150,000.00) |
| | | Actual Valu OR Assessor's l Value: | |
| • - | e or actual value claimed on this form can be ocumentary evidence is not required) | verified in the following | ng documentary evidence: (check one) |
| X | Bill of Sale Sales Contract Closing Statement Tax Appraisal Other Tax Assessment | | |
| If the conveyance is not required. | document presented for recordation contains | all of the required info | rmation referenced above, the filing of this form |
| Grantor's name a mailing address. Conveyed. | nd mailing address- provide the name of the | nstructions ne person or persons of the name of the person | conveying interest to property and their current or persons to whom interest to property is being |
| Property address- property was conv | | conveyed, if available. | Date of Sale- the date on which interest to the |
| Total purchase pr offered for record | | f the property, both real | and personal, being conveyed by the instrument |
| Actual value- if the offered for record | ne property is not being sold, the true value of This may be evidenced by an appraisal cond | f the property, both readucted by a licensed app | l and personal, being conveyed by the instrument praiser or the assessor's current market value. |
| the property as de | vided and the value must be determined, the determined by the local official charged with ayer will be penalized pursuant to Code of Al | the responsibility of va | market value, excluding current use valuation, of aluing property for property tax purposes will be (h). |
| I attest, to the be understand that at 1975 § 40-22-1 (h | ny false statements claimed on this form ma | nformation contained in the imposit | in this document is true and accurate. I further ion of the penalty indicated in Code of Alabama |
| Date: 5-13 | - 18 | Print _ | an Sidal |
| Unatteste | | Sign | or/Grantee/Owner/Agent) circle one |
| | (verified by) | (Orallic | on Chanace Milen Agent) en ele one |

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