

Send tax notice to: Cerberus SFR Holdings II, L.P., c/o FirstKey Homes, LLC, 1850 Parkway Place, Suite 900, Marietta, GA 30067

This instrument was prepared by: Marcus L. Hunt, 2870 Old Rocky Ridge Rd., Birmingham, AL. 35243

WARRANTY DEED

State of Alabama  
County of Shelby

KNOW ALL MEN BY THESE PRESENTS:

That in consideration of **One Hundred Seventy-Five Thousand Four Hundred dollars and no/100 (\$175,400.00) dollars the amount of which can be verified in the Sales Contract between the parties hereto** to the undersigned grantor (whether one or more), in hand paid by the grantee herein, the receipt whereof is acknowledged, I or we

**Salvatore Scotto-Lavino and Tania Scotto-Lavino, Husband and Wife, whose mailing address is:**  
194 Cranford Blvd Mastic, NY 11950

(herein referred to as grantor, whether one or more), grant, bargain, sell and convey unto

**Cerberus SFR Holdings II, L.P., whose mailing address is: c/o FirstKey Homes, LLC, 1850 Parkway Place, Suite 900, Marietta, GA 30067**

(herein referred to as grantee), the following described real property situated in Shelby County, Alabama, the address of which is: 149 Chesser Reserve Dr., Chelsea, AL 35043 to-wit:

**Lot 130A, according to the Resurvey of Chesser Reserve, Phase 1, as recorded in Map Book 44, Page 11, in the Probate Office of Shelby County, Alabama.**

**Together with the nonexclusive to use the Common Areas as more particularly described in the Declarations of Covenants, Conditions and Restrictions for Chesser Reserve as recorded in Instrument 20070710000325070 in the Probate Office of Shelby County, Alabama, as may be amended from time to time (which together with all amendments thereto, is hereinafter referred to as "Declaration")**

Subject to: All easements, restrictions and rights of way of record.

TO HAVE AND TO HOLD to the said grantee, his, her or their heirs and assigns forever.

And I (we) do for myself (ourselves) and for my (our) heirs, executors and administrators covenant with the 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 noted 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 we have hereunto set our hand(s) and seal(s) this 17<sup>th</sup> day of October, 2018.

*Salvatore Scotto Lavino*

Salvatore Scotto - Lavino

*Tania Scotto Lavino*

Tania Scotto - Lavino

STATE OF New York  
COUNTY OF Suffolk

I, the undersigned, a Notary Public in and for said County, in said State, hereby certify that Salvatore Scotto-Lavino, whose name is/are signed to the foregoing conveyance and who are/is known to me, acknowledged before me on this day that being informed of the contents of the conveyance she/he/they have executed the same voluntarily on the day the same bears date.

Given under my hand and official seal this the 8 day of October, 2018.

FRANCINE CIESLAK  
NOTARY PUBLIC, State of New York  
No. 01C1506575  
Qualified in Suffolk County  
Commission Expires September 9, 2022

*Francine Cieslak*

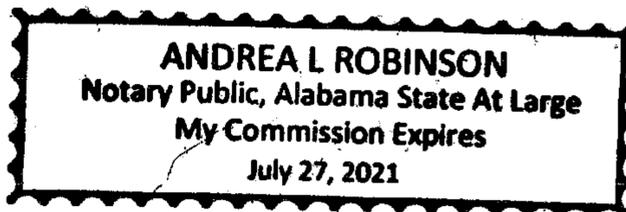
NOTARY PUBLIC

My commission expires: 9/9/2022

STATE OF ALABAMA  
COUNTY OF JEFFERSON

I, the undersigned, a Notary Public in and for said County, in said State, hereby certify that Tania Scotto-Lavino, whose name is/are signed to the foregoing conveyance and who are/is known to me, acknowledged before me on this day that being informed of the contents of the conveyance she/he/they have executed the same voluntarily on the day the same bears date.

Given under my hand and official seal this the 17<sup>th</sup> day of October, 2018.



*Andrea L. Robinson*

NOTARY PUBLIC

My commission expires: 7/27/21



Filed and Recorded  
Official Public Records  
Judge of Probate, Shelby County Alabama, County  
Clerk  
Shelby County, AL  
10/18/2018 09:51:39 AM  
\$193.50 CHERRY  
20181018000368970

*Allie S. Boyd*