# 20181119000407120 11/19/2018 09:48:31 AM DEEDS 1/2

## STATUTORY WARRANTY DEED

This instrument was prepared by: B. Christopher Battles 3150 Highway 52 West Pelham, AL 35124 Send tax notice to: SDH Birmingham, LLC 8137 Helena Road, Suite 110 Pelham, AL 35124

## STATE OF ALABAMA

## **COUNTY OF SHELBY**

Know All Men by These Presents: That in consideration of **Three Hundred Sixty-Nine Thousand and no/100 Dollars (\$369,000.00)**, to the undersigned Grantor, in hand paid by the Grantee herein, the receipt where is acknowledged, I, **RANDALL H. GOGGANS**, a **married man** (herein referred to as Grantor) grant, bargain, sell and convey unto **SDH BIRMINGHAM**, **LLC** (herein referred to as Grantee), the following described real estate, situated in **SHELBY** County, Alabama, to-wit:

## PARCEL I:

Lots 606 and 607, according to the Survey of Deer Ridge Lakes Sector 6, Phase 1, as recorded in Map Book 37, Page 58, in the Probate Office of Shelby County, Alabama.

#### PARCEL II:

Lots 650, 651, 681, 682, 683, 684, 717 and 718, according to the Survey of Deer Ridge Lakes Sector 6, Phase 2, as recorded in Map Book 37, Page 59, in the Probate Office of Shelby County, Alabama.

## PARCEL III:

Lots 685A, 686A and 687A, according to A Resurvey of Lots 685, 686, 687 and Future Development of Deer Ridge Lakes, Sector 6, Phase 2, as recorded in Map Book 50, Page 1, in the Probate Office of Shelby County, Alabama.

This property does not constitute the homestead of the grantor as defined in §6-10-3, Code of Alabama (1975).

Subject to mineral and mining rights if not owned by Grantor. Subject to existing easements, restrictions, set-back lines, rights of way, limitations, if any of record.

TO HAVE AND TO HOLD to the said Grantee, its successors and assigns forever.

In Witness Whereof, I have hereunto set my hand and seal this 6th day of November,

2018.

RANDALL H. GOGGANS

## STATE OF ALABAMA

## **COUNTY OF SHELBY**

I, CHRISTINA ELIZABETH WALL, a Notary Public in and for said County, in said State, hereby certify that **RANDALL H. GOGGANS**, 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 this conveyance, he executed the same voluntarily on the day the same bears date.

Given under my hand and official seal this 6th day of November, 2018.

Notary Public, State of Alabama
Alabama State At Large
My Commission Expires
January 30, 2021

Notary Public

My Commission Expires: 01/30/2021

# 20181119000407120 11/19/2018 09:48:31 AM DEEDS 2/2 Real Estate Sales Validation Form

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

Grantor's Name Mailing Address	RANDALL H. GOGGANS	Grantee's Name	SDH Birmingham, LLC
	2909 County Road 1005 Jemison, AL 35085	Mailing Address	8137 Helena Rd, Ste 110 Pelham, AL 35124
Property Address	13 Lots in Deer Ridge Lake Chelsea, AL 35043	Total Purchase Price Or	\$ 369,000.00
		Actual Value Or Assessor's Market Value	
evidence: (check or Bill of Sale  X Sales Contro X Closing State  If the conveyance	or actual value claimed on thine) (Recordation of documenta	is form can be verified in a cary evidence is not required in the cary evidence is not required in a cary evidence in a cary evidence is not required in a cary evidence is not required in a cary evidence is not required in a cary evidence in a cary evidence is not required in a cary evidence is not required in a cary evidence is not required in a cary evidence in a cary evidence is not required in a cary evidence is not required in	the following documentary ed)
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Grantee's name and property is being co	d mailing address - provide the nveyed.	e name of the person or p	persons to whom interest to
Property address - t	he physical address of the pro	perty 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.			
being conveyed by t	property is not being sold, the instrument offered for recordiser or the assessor's current in	rd. This may be evidenced	-
excluding current us responsibility of val	ed and the value must be deservaluation, of the property auing property for property tate to Code of Alabama 1975 § 40	as determined by the local as purposes will be used	cal official charged with the
and accurate. I furt	of my knowledge and belief the ner understand that any false halty indicated in Code of Alak	statements claimed on	this form may result in the
Date	-	Print B. CHRISTO	PHER BATTLES
Hnattactad		Sign	
Unattested	(verified by)		e/Owner/ <u>Agent</u> ) circle one
			Form RT-1



Filed and Recorded
Official Public Records
Judge of Probate, Shelby County Alabama, County
Clerk
Shelby County, AL
11/19/2018 09:48:31 AM

Shelby County, AL 11/19/2018 09:48:31 AM \$387.00 CHARITY 20181119000407120

