

Prepared by:
Sandy F. Johnson
South Oak Title Pelham, LLC
3156 Pelham Parkway, Suite 4
Pelham, AL 35124

Send Tax Notice To:
Valor Communities, LLC
9497 Thornton Blvd
Jonesboro, GA 30236

STATUTORY WARRANTY DEED

20181206000426960
12/06/2018 02:13:29 PM
DEEDS 1/2

State of Alabama
County of Shelby

KNOW ALL MEN BY THESE PRESENTS, this deed made this 29th day of November, 2018 by and between, Safe Future Investments, LLC, whose mailing address is 2084 Valleydale Road, Birmingham, AL 35244 (herein referred to as Grantor) and Valor Communities, LLC, whose mailing address is 9497 Thornton Blvd, Jonesboro, GA 30236 (herein referred to as Grantee):

WITNESSETH THAT:

That Grantor does hereby for and in consideration of Forty Five Thousand Dollars and No Cents (\$45,000.00), in hand paid by the Grantee, the receipt of which is hereby acknowledged, does by these presents, grant, bargain, sell and convey unto the Grantee, the following described real estate in Shelby, County, Alabama to wit:

Lots 337 and 338, according to the Survey of Union Station, Phase III, as recorded in Map Book 47, Page 14, in the Probate Office of Shelby County, Alabama.

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


\$29,250.00 of the consideration recited herein was paid from the proceeds of a purchase money mortgage executed simultaneously herewith.

TO HAVE AND TO HOLD, unto the said Grantee, his, her or their heirs and assigns or its successors, forever.

Warranties of covenant are disclaimed herein except Grantor does hereby warrant the title to said property against lawful claims of all persons claiming by, through and under the Grantor.

IN WITNESS WHEREOF, the said Grantor, by its Authorized Agent, who is authorized to execute this conveyance hereto set his/her/their signature and seal, this the 29th day of November, 2018.

SAFE FUTURE INVESTMENTS, LLC



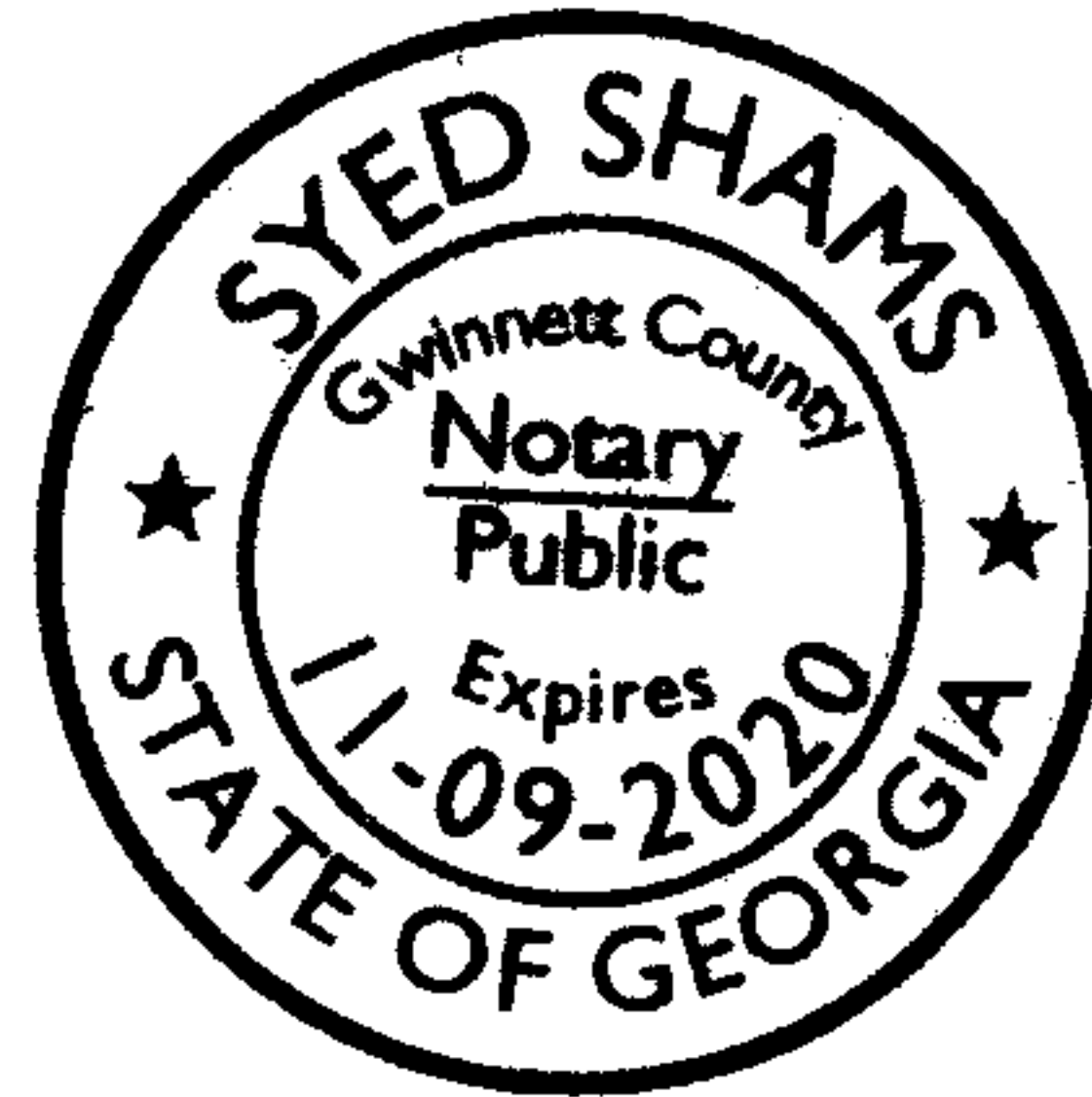
Cassidy Dierdorf
Authorized Agent

State of Georgia
County of Hall

I, the undersigned, a Notary Public in and for said county, in said state, hereby certify that Cassidy Dierdorf, whose name(s) as Authorized Agent of Safe Future Investments, LLC and whose name(s) is/are signed to the foregoing instrument, and who is/are known to me, acknowledged before me on this day that being informed of the contents of said instrument that he/she/they, as such Authorized Agent and with full authority, executed the same voluntarily for and as the act of said Limited Liability Company.

Given under my hand and official seal, this the 30th day of November, 2018.

Syed Shams
Notary Public State of Georgia
Syed Shams
Printed Name of Notary
My Commission Expires: 11-09-2020



Filed and Recorded
Official Public Records
Judge of Probate, Shelby County Alabama, County
Clerk
Shelby County, AL
12/06/2018 02:13:29 PM
\$34.00 CHERRY
20181206000426960

Alli S. Beal