

**SEND TAX NOTICE TO:**  
James A. Link, III  
1605 Morning Sun Drive  
Birmingham, Alabama 35242

This instrument was prepared by  
Shannon E. Price, Esq.  
Kudulis, Reisinger & Price, LLC  
P. O. Box 653  
Birmingham, AL 35201

**20190222000056340**  
**02/22/2019 08:44:21 AM**  
**DEEDS 1/3**

## **Limited Liability Company Warranty Deed**

**STATE OF ALABAMA**  
**COUNTY OF Shelby**

### **KNOW ALL MEN BY THESE PRESENTS**

That in consideration of **One Hundred Twenty One Thousand dollars & no cents (\$121,000.)** to the undersigned grantor, **LJ White Investments, LLC**, A Limited Liability Company, in hand paid by **James A. Link, III** hereinafter, Grantee(s) the receipt of which is hereby acknowledged, the said Grantor does by these presents, grant, bargain, sell and convey unto the said Grantee(s) the following described real estate, situated in **Shelby County, Alabama**, towit:

UNIT 1605, IN HORIZON, A CONDOMINIUM, AS ESTABLISHED BY THAT CERTAIN DECLARATION OF CONDOMINIUM OF HORIZON, A CONDOMINIUM, WHICH IS RECORDED IN INST. NO. 2001-40927, TO WHICH DECLARATION OF CONDOMINIUM A PLAN IS ATTACHED AS EXHIBIT "A" THERETO, SAID PLAN BEING FILED FOR RECORD IN MAP BOOK 28, PAGE 141, IN THE PROBATE OFFICE OF SHELBY COUNTY, ALABAMA, AND TO WHICH SAID DECLARATION OF CONDOMINIUM, THE BY-LAWS OF THE HORIZON CONDOMINIUM ASSOCIATION, INC. IS ATTACHED AS EXHIBIT "D" TOGETHER WITH AN UNDIVIDED INTEREST IN THE COMMON ELEMENTS ASSIGNED TO SAID UNIT, AS SHOWN IN EXHIBIT "C" OF SAID DECLARATION OF CONDOMINIUM OF HORIZON, A CONDOMINIUM.

This property does not constitute the homestead of the Grantor(s).

Subject to:

Taxes for the year 2019 and subsequent years

Easements, Restrictions, reservations, rights-of-way, limitations, covenants and conditions of record, if any

Mineral and mining rights, if any.

Covenants, conditions and restrictions (deleting therefrom, any restrictions indicating any preference, limitation or discrimination based on race, color, religion, sex, handicap, family status or national origin) as set forth in the document recorded in Book 2001, Page 40927 in the Probate Office of Shelby County, Alabama.

Limitations and conditions imposed by the Condominium Law of Alabama as set out in Title 35 Chapter 8, Condominium Ownership Act, Acts 1964 1st Executive Sessions No. 206, Page 266 and Acts 1973 No. 1059, Page 1732 1975 Code of Alabama.

Rights of adjoining owners of party wall(s) located partly on the land and partly on abutting property and rights of such adjoining owners in common, in building situated on said lots, such rights include but are not limited to roof, foundation, party walls, walkways and entrance, together with all liability for maintenance, repair and damage with common use entails.

TO HAVE AND TO HOLD To the said Grantee(s) his/her/their heirs and assigns forever.

And said Grantor does for itself, its successors and assigns, covenant with said Grantee(s) his/her/their heirs and assigns, that it is lawfully seized in fee simple of said premises, that they are free from all encumbrances unless otherwise noted above, that it has a good right to sell and convey the same as aforesaid, and that it will, and its successors and assigns shall, warrant and defend the same to the said Grantee(s) his/her/their heirs, executors and assigns forever, against the lawful claims of all persons.

IN WITNESS WHEREOF, the said Grantor by its Member(s), who is authorized to execute this conveyance, has hereto set their signature(s) and seal, this **February 20, 2019**.

LJ White Investments, LLC

By: L. Jackson White Seal  
L. Jackson White  
Member

By: Alycia White  
Alycia White  
Member

STATE OF Alabama  
COUNTY OF Jefferson

I, the undersigned authority, a Notary Public in and for said County, in said State, hereby certify that **L. Jackson White and Alycia White** whose name as Member, of **LJ White Investments, LLC**, a Limited Liability Company 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, he/she, as such Member and with full authority, executed the same voluntarily for and as the act of said company.

Given under my hand and official seal this 20th day of 2nd, 2019.

William Patrick Cockrell, II  
Notary Public.

(Seal)  
My Commission Expires: 1/9/2021

WILLIAM PATRICK COCKRELL, II  
Notary Public, Alabama State At Large  
My Commission Expires Jan. 9, 2021

Real Estate Sales Validation Form

This Document must be filled in accordance with Code of Alabama 1975, Section 40- 22-1 (h)

Grantor's Name LJ White Investments, LLC

Grantee's Name James A. Link, III

Mailing Address 2652 Alta Glen Drive Birmingham, Alabama 35243

Mailing Address 1605 Morning Sun Drive Birmingham, Alabama 35242

Property Address 1605 Morning Sun Drive Birmingham, Alabama 35242

Date of Sale 02/20/2019

Total Purchase Price \$121,000.00

or

Actual Value

or

Assessor's Market Value

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
[X] Sales Contract
Closing Statement

- Appraisal
Other

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 proeprty, both real and personal, being conveyed by the instrument offered for record. This may be evidenced by an appraisal conducted by a licensed appraisaer of the assessor's curreny 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 responsibiliy of valuing proeprty 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 February 20, 2019

Print James A. Link, III (with signature)

Sign (Grantor/Grantee/Owner/Agent) circle one

Unattested

(verified by) [Signature]



Filed and Recorded
Official Public Records
Judge of Probate, Shelby County Alabama, County
Clerk
Shelby County, AL
02/22/2019 08:44:21 AM
\$142.00 CHERRY
20190222000056340

Allen S. Bayl