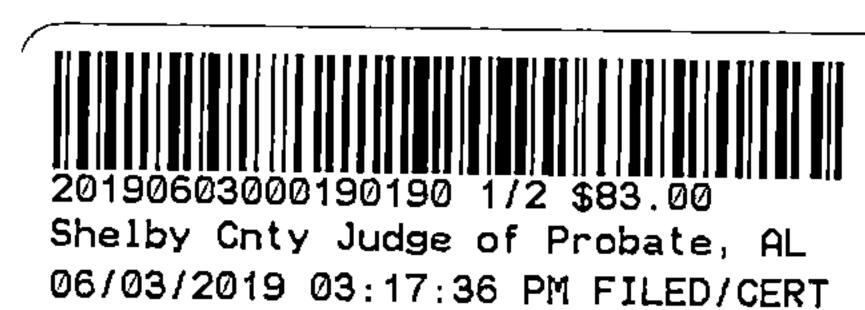
## SEND TAX NOTICE TO: Tower RIO Prop Holdings LLC

(Address)	
· · · · · · · · · · · · · · · · · · ·	

This Instrument was prepared by: Gary S Olshan, Attorney P O Box 131145 Birmingham, AL 35213



## STATUTORY WARRANTY DEED

STATE OF ALABAMA SHELBY COUNTY

Know all men by these presents, that in consideration of Ten and no/100 Dollars (\$10.00) and other good and valuable consideration to the undersigned US Bank as Custodian for PFS Financial 1, (hereinafter referred to as "Grantor") in hand paid by RIO Prop Holdings LLC, (hereinafter referred to as "Grantee"), the receipt whereof is acknowledged, Grantor does grant, bargain, sell and convey unto Grantee the following described real estate situated in Shelby County, Alabama, commonly known as 2571 Highway 31 South, Pelham, Alabama 35124 and legally described as:

Lot 5, according to the Final Plat, Circle 1 Business Complex, as recorded in Map Book 38, Page 58, in the Probate Office of Shelby County, Alabama, Parcel #58//14/03/06/3/001/004/003

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

IN WITNESS WHEREOF, the undersigned Grantor has hereunto set it hand and seal,
this May 6 day of My, 2019.
US Bank as Custodian for PFS Financial 1
Las Mills
By. Its:
STATE OF Nunducey
COUNTY OF Monician )
I, the undersigned a Notary Public in and for said County, in said State,
17 I
hereby certify that <u>Junes Purcell</u> whose name as the <u>Serucial Agent</u> of US Bank as Custodian for PFS Financial 1, is signed
to the foregoing instrument, and who is known to me, acknowledged before me on this
day that, being informed of the contents of the instrument, he/she, as such officer and
with full authority, executed the same voluntarily for and as the act of said company.

Given under my hand this

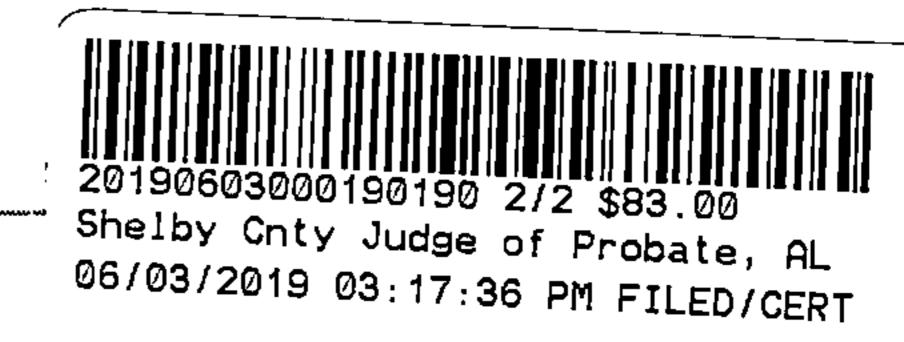
day of

Notary Public

My Commission Expires: April 07, 2024

DONNAMAE ERNWEIN

My Commission Expires



## Real Estate Sales Validation Form

This	Document must be filed in acco	rdance with Code of Alabama 19	75, Section 40-22-1
Granior's Name U Mailing Address	S BANK CUSTODIAN FOR PES	FINANCIA Grantee's Name Mailing Address	RIOPROPHOLDINGSILL
			MORRISTOWN, NIT O MILO
Property Address	2571 HWY 31 SOUTH PELHANIAL 35124	Date of Sale Total Purchase Price	5-6-2019
		actual Value	C
		or or	
		Assessor's Market Value	
evidence: (check o	ne) (Recordation of docum	this form can be verified in the lentary evidence is not required.  Appraisal	
Bill of Sale Sales Contrac Closing Stater	l nent	Other TAX SALE	<del></del>
if the conveyance of		ordation contains all of the rec	quired information referenced
		Instructions	
113	d mailing address - provide i ir current mailing address.	the name of the person or pe	rsons conveying interest
Grantee's name and coproperty is being	-1	the name of the person or pe	ersons to whom interest
Property address -	the physical address of the	property being conveyed, if a	vailable.
Date of Sale - the o	date on which interest to the	property was conveyed.	
Total purchase price being conveyed by	ce - the total amount paid for the instrument offered for re	the purchase of the property scord.	, both real and personal,
conveyed by the in	property is not being sold, to strument offered for record, or the assessor's current ma	This may be evidenced by a	, both real and personal, being a appraisal conducted by a
excluding current usesponsibility of val	se valuation, of the property	etermined, the current estimated by the local of as determined by the local of a purposes will be used and (h).	ate of fair market value, official charged with the the taxpayer will be penalized
accurate. I further i	of my knowledge and belief understand that any false sta ated in <u>Code of Alabama 19</u>	atements claimed on this forr	ed in this document is true and n may result in the imposition
Date 5-8-20		Print MAIT TEMPLE	TUU
Unaftested	·-···	Sign Matt Lynn	
UUUUIII	(verified by)	(Grantor/Grante	e/Owner/Agent) circle one
	<i>4</i>	Shelby County, AL	Form RT-1 06/03/2019

State of Alabama Deed Tax:\$65.00