

THIS INSTRUMENT WAS PREPARED BY:

Jim Finnerty
FNA NP, LLC
120 N LaSalle St., Suite 1220
Chicago, IL 60602

SEND TAX NOTICE TO:

HGM Holdings, LLC
575 E. Locust Avenue
Suite 102
Fresno, CA 93720

STATE OF ALABAMA)
SHELBY COUNTY)

QUITCLAIM DEED

KNOW ALL MEN BY THESE PRESENTS, that for and in consideration of the sum of Ten and NO/100 Dollars (\$10.00) in hand paid to FNA NP, LLC, an Illinois limited liability company (“Grantor”), by EB IEMIALA, LLC (“Grantee”), the receipt and sufficiency of which are hereby acknowledged, Grantor hereby remises, releases and quitclaims unto the said Grantee, all of Grantor’s right, title, interest and claim, if any, in or to the real estate situated in Shelby County, Alabama, having the Parcel Number 28 6 23 0 000 097.000, and to the best of Grantor’s knowledge but without warranty is more particularly described as follows:

OLD IVY SUBDIVISION PH2, LOT 46, MAP BOOK: 36, PAGE 006


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

IN WITNESS WHEREOF, Grantor has hereunto caused this instrument to be executed under seal effective as of the 19th day of July, 2019.

GRANTOR:

FNA NP, LLC

By: FIRST NATIONAL HOLDINGS LLC, ITS SOLE MEMBER



Signature

By (Print Name): Jim Finnerty
As its (Print Title): Assistant Vice President

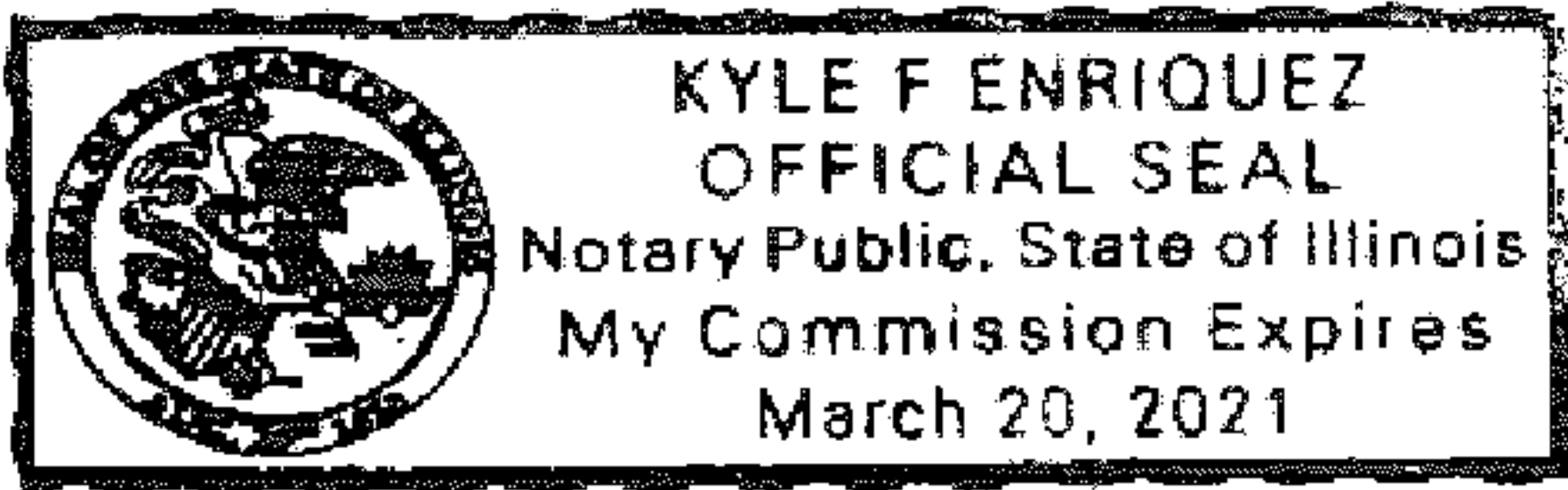
STATE OF ILLINOIS)
COUNTY OF COOK)

I, the undersigned, a Notary Public in and for said County in said State, hereby certify that Jim Finnerty, whose name as Assistant Vice President of First National Holdings LLC, the sole member of FNA NP, LLC, an Illinois limited liability company, 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 such instrument, he/she as such authorized signatory and with full authority, executed the same voluntarily for and as the act of said limited liability company.

Witness my hand and official seal, this the 19th day of July, 2019.

[NOTARIAL SEAL]

Notary Public: 
My Commission Expires: _____



Real Estate Sales Validation Form

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

Grantor's Name FNA Alabama, LLC Grantee's Name EB 1EMIALA, LLC
 Mailing Address 120 N LaSalle St., Suite 1220 Mailing Address 41 PURDY AVE #278
 Chicago, IL 606020 RYE, NY 10580

Property Address 891 Highway 31
 Alabaster, AL
 35007 Date of Sale 7-19-19
 Total Purchase Price \$
 or
 Actual Value \$
 or
 Assessor's Market Value \$ 29,190

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 ☐ Appraisal
☒ Sales Contract ☐ Other
☐ Closing Statement

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 property, both real and personal, being conveyed by the instrument offered for record. This may be evidenced by an appraisal conducted by a licensed appraiser or the assessor's current 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 responsibility of valuing property 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 10-8-19

Print

Joseph P Parker

Unattested

Sign

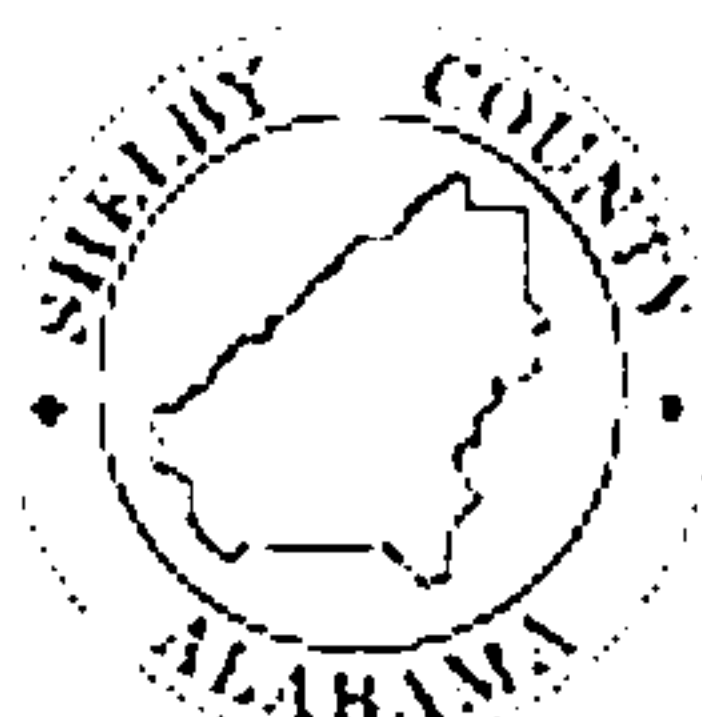
Joseph P Parker

(verified by)

(Grantor/Grantee/Owner/Agent) circle one

Print Form

Form RT-1



Filed and Recorded
 Official Public Records
 Judge of Probate, Shelby County Alabama, County
 Clerk
 Shelby County, AL
 10/31/2019 09:44:47 AM
 \$54.50 CHERRY
 20191031000402070

Allie S. Bayl