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02/26/2021 03:23:25 PM
DEEDS 1/3

Document Prepared By:
Shannon R. Crull, P. C.
3009 Firefighter Lane
Birmingham, Alabama 35209

Send Tax Notice To:
BARP November 2015, LLC
790 Montclair Rd Ste 215
Birmingham, AL 35213

GENERAL WARRANTY DEED

STATE OF ALABAMA

}

COUNTY OF SHELBY

}

KNOW ALL MEN BY THESE PRESENTS:

① M210194A

THAT IN CONSIDERATION OF **One Hundred Seventy-Five Thousand Dollars and NO/100 (\$175,000.00)** to the undersigned Grantor, in hand paid by the Grantee herein, the receipt whereof is acknowledged, I, **Prime Home Buyers LLC, an Alabama Limited Liability Company**, (herein referred to as **Grantor**), grant, sell, bargain and convey unto, **BARP November 2015, LLC, a Delaware Limited Liability Company** (herein referred to as **Grantee** whether one or more), the following described real estate, situated in **Shelby County, Alabama** to wit:

Lot 68, according to the survey or Dearing Downs, 1st Addition, recorded in Map Book 6, Page 141, in the Probate Office of Shelby County, Alabama.

Subject to easements, set back lines, restrictions, covenants, mineral and mining rights and current taxes due.

None of the above consideration was secured by and through the purchase money mortgage closed herewith.

TO HAVE AND HOLD the said tract or parcel of land unto the said Grantee, its successors and assigns forever.

And Grantor does for itself and for its heirs and assigns, covenant with the said grantee, its successors and assigns, that it is lawfully seized in fee simple of said premises and I am authorized to convey the same; that they are free from all encumbrances, unless otherwise noted above; that I have good right to sell and convey the same as aforesaid; that it will, and its successors and assigns, shall warrant and defend the same to the said grantee, its successors and assigns forever, against the lawful claims of all persons.

M210194A

IN WITNESS WHEREOF, the undersigned grantor has hereunto set his/her hand and seal, this
18th day of February, 2021

Prime Home Buyers, LLC, an
Alabama Limited Liability Company

[Signature]
By: Melissa Dodson, its Manager/Member

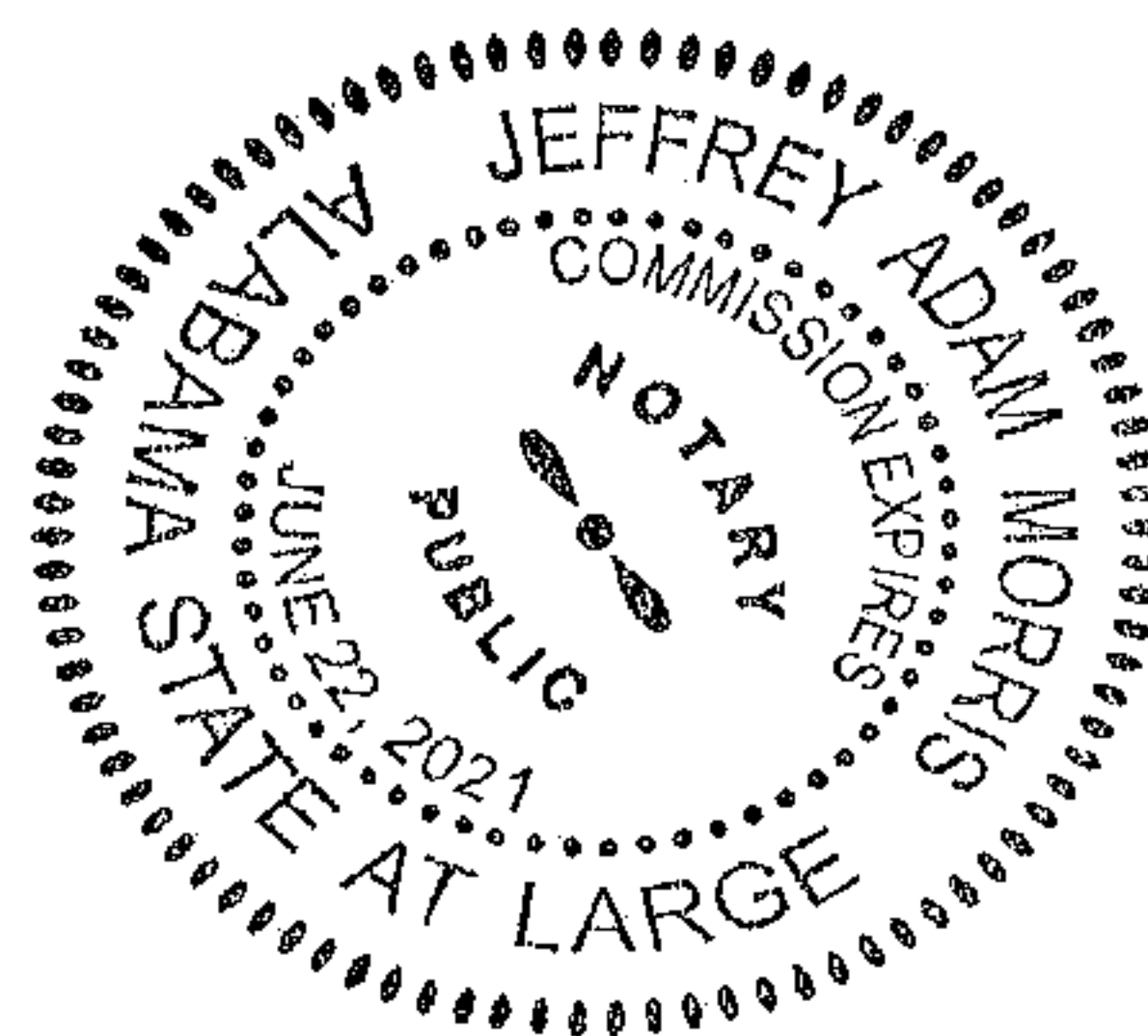
STATE OF Al
COUNTY OF Jefferson

I, the undersigned, a Notary Public in and for said County, in said State, do hereby certify that
Melissa Dodson, whose name as Manager/Member of Prime Home Buyers, LLC, is signed to the
foregoing deed and who is known to me, acknowledged before me on this day that, being informed of
the contents of the conveyance, he/she executed the same voluntarily as Manager/Member on the day
the same bears date.

Given under my hand and official seal this the 18th day of February, 2021

Notary Seal

[Signature]
Notary Public
My commission expires: 6/22/21



Real Estate Sales Validation Form*This Document must be filed in accordance with Code of Alabama 1975, Section 40-22-1*

Grantor's Name Prime Home Buyers, LLC	Grantee's Name	BARP November 2015, LLC
Mailing Address <u>2700 Corporate Dr.</u>	Mailing Address	790 Montclair Rd Ste 215
<u>STE 200</u>		Birmingham, AL 35213
Property Address <u>Bham, AL 35242</u>	Date of Sale	February 22nd, 2021
1327 Whirlaway Cir, Helena, AL 35080	Total Purchase Price	\$175,000.00
	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

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.

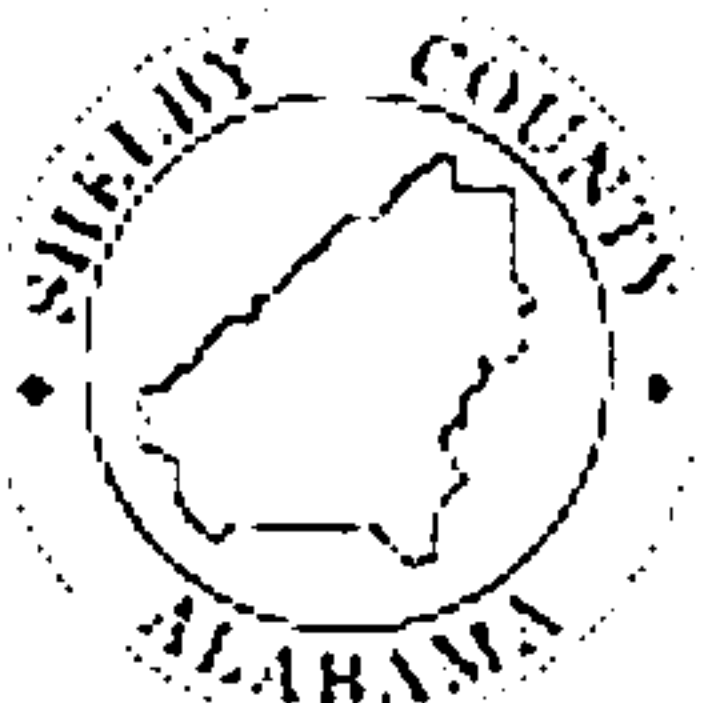
Date of Sale - the date on which interest to the property was conveyed.

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 2-23-21Print Samuel G. GoffSign [Signature]
(Grantor/Grantee/Owner/Agent) circle one

Filed and Recorded
Official Public Records
Judge of Probate, Shelby County Alabama, County
Clerk
Shelby County, AL
02/26/2021 03:23:25 PM
\$203.00 CHARITY
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Allen S. Bayl