

AFTER RECORDING RETURN TO:
McDonnell and Associates, PA
949 East Main St Suite B
Lexington, SC 29072
File No. **BOOMAL-AL-21525848**

MAIL TAX STATEMENTS TO:
CF KL Assets 2019-2 LLC, a Delaware limited liability company
875 N Michigan Ave, Ste 3218, Chicago, IL 60611

This document prepared by:
Yu Huang, Esq.
2442 Devine Street
Columbia, SC 29205
866-931-8793

SPECIAL WARRANTY DEED

STATE OF ALABAMA
COUNTY OF **Shelby**

THIS DEED made and entered into on this 27th day of October, 2021, by and between **LGI Homes - Alabama, an Alabama Limited Liability Company**, a mailing address of 1450 Lake Robbins Drive, Suite 430, The Woodlands, TX 77380 hereinafter referred to as Grantor(s) and **CF KL Assets 2019-2 LLC, a Delaware limited liability company**, a mailing address of **875 N Michigan Ave, Ste 3218, Chicago, IL 60611**, hereinafter referred to as Grantee(s).

WITNESSETH: That the said Grantor, for and in consideration of the sum of **Nine Hundred Fifty Eight Thousand Seven Hundred Nineteen Dollars and No Cents** And 00/100 (\$958,719.00) Dollars, cash in hand paid, the receipt of which is hereby acknowledged, have this day given, granted, bargained, sold, conveyed and confirmed and do by these presents give, grant, bargain, sell, convey and confirm unto the said Grantee(s) the following described real estate located in **Shelby** County, Alabama:

SEE ATTACHED EXHIBIT "A" FOR LEGAL DESCRIPTION.

Property commonly known as: **Lots 164, 135, 136, 182 Lexington Parc Subd.; 1091 Freedom Parkway and 2027, 2020 and 2023, Discovery Drive, Montevallo, AL 35115**

This conveyance is subject to easements, covenants, conditions, restrictions, reservations, rights-of-way and limitations of record, if any.

TO HAVE AND TO HOLD the lot or parcel above described together with all and singular the rights, privileges, tenements, hereditaments and appurtenances thereunto belonging or in anywise appertaining unto the said Grantee(s) and unto the heirs, administrators, successors or assigns of the Grantee(s) forever in fee simple.

And the Grantor hereby covenants with said Grantee that the Grantor is lawfully seized of said land in fee simple; that the Grantor has good right and lawful authority to sell and convey said land; that the Grantor hereby specially warrants that title to the land is free from all encumbrances made by Grantor, and will

defend the same against the lawful claims of all persons claiming by, through or under Grantor, but against none other.

IN WITNESS WHEREOF, the said Grantor has hereunto set their hand and seal on this 27th day of October, 2021.

LGI Homes – Alabama, LLC, an Alabama Limited Liability Company

By: [Signature]
Print Name: Trevor Miles
Title: Authorized Agent

STATE OF Texas
COUNTY OF Montgomery

I, Lauren Lusk, a Notary Public, in and for said County in said State, hereby certify that Trevor Miles, whose name as Authorized Agent of LGI Homes - Alabama, LLC, 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 or she, as such officer and with full authority, executed the same voluntarily for and as the act of said LGI Homes - Alabama, LLC.

Given under my hand and seal this the 27th day of October, 2021.

[Signature]
NOTARY PUBLIC
My commission expires: 8/4/2024

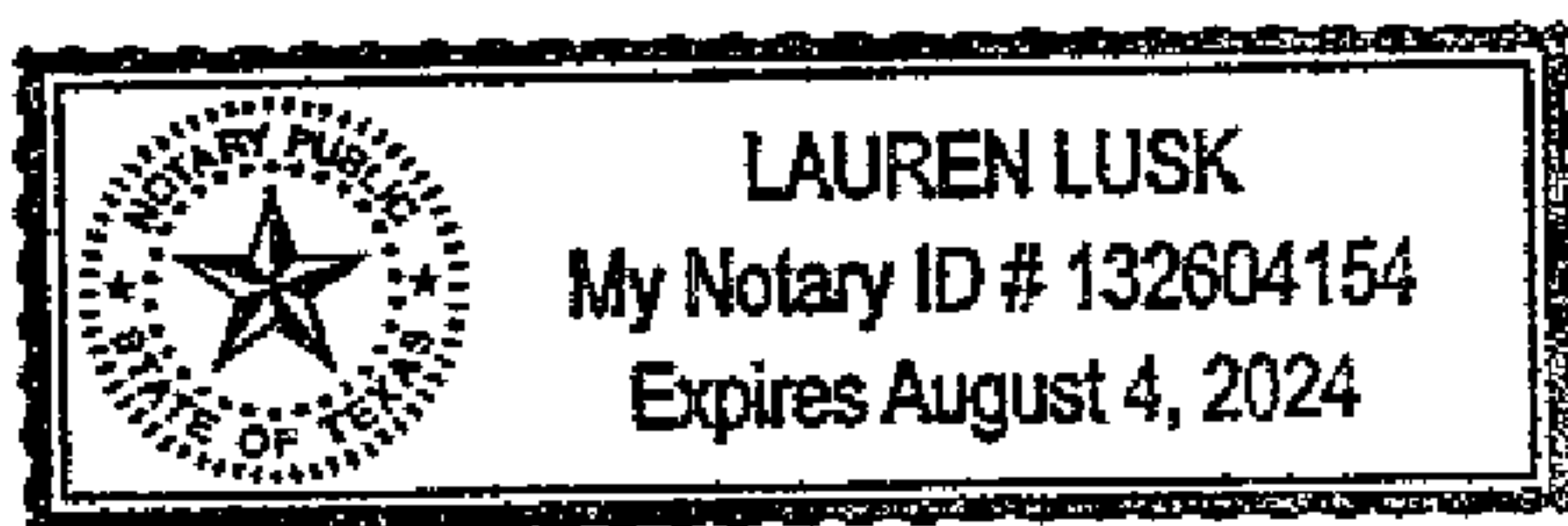


EXHIBIT A
LEGAL DESCRIPTION

Lot 164 according to the map of Lexington Parc, Sector 1, as recorded in Map Book 38, Page 81, in the Office of the Judge of Probate of Shelby County, Alabama.

AND ALSO

Lots 135 and 136 according to the map of Lexington Parc, Sector 2, as recorded in Map Book 42, Page 28, and re-recorded in Map Book 42, Page 29, in the Office of the Judge of Probate of Shelby County, Alabama.

AND ALSO

Lot 182 according to the map of Lexington Parc, Sector 3, as recorded in Map Book 52, Page 62, in the Office of the Judge of Probate of Shelby County, Alabama.

For Informational Purposes Only:

Lot 164: 27 1 02 0 005 009.000, 2027 Discovery Drive

Lot 135: 27 1 02 0 005 051.000, 2020 Discovery Drive

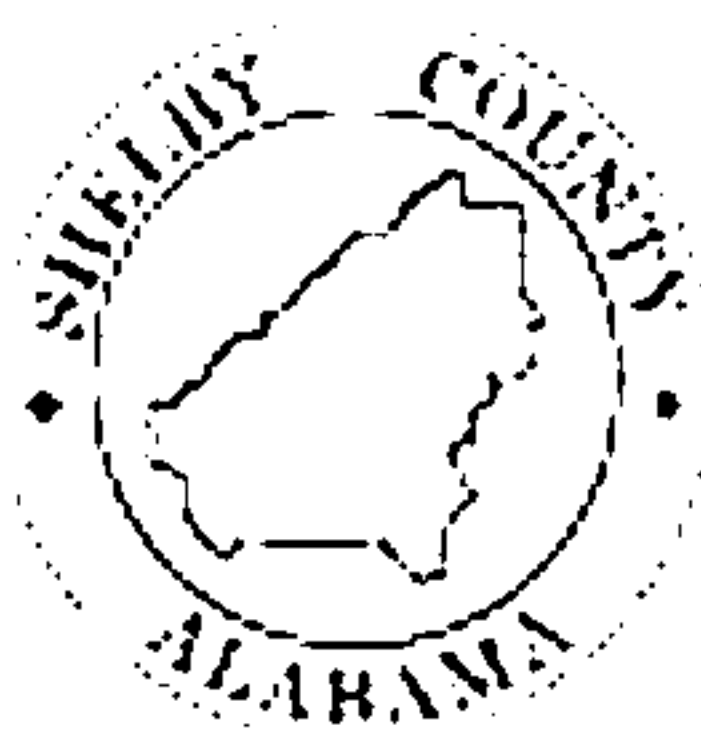
Lot 136: 27 1 02 0 005 053.000, 2023 Discovery Drive

Lot 182: 27 1 02 0 007 025.000, 1091 Freedom Parkway

Derivation:

As to Lot 182: Being the same property conveyed to LGI Homes - Alabama, LLC, an Alabama limited liability company by deed of Stars & Stripes 3M, LLC, an Alabama limited liability company dated May 29, 2020 and recorded June 3, 2020 as 20200603000223310 in the Office of the Judge of Probate of Shelby County, Alabama.

As to Lots 135, 136, 164: Being the same property conveyed to LGI Homes - Alabama, LLC, an Alabama limited liability company by deed of Stars & Stripes 3M, LLC, an Alabama limited liability company dated March 9, 2020 and recorded March 11, 2020 as Instrument 20200311000096990 in the Office of the Judge of Probate of Shelby County, Alabama.



Filed and Recorded
Official Public Records
Judge of Probate, Shelby County Alabama, County
Clerk
Shelby County, AL
10/29/2021 10:11:30 AM
\$987.00 JOANN
20211029000524070

Allie S. Boyd