



20220221000072930 1/5 \$1559.00  
Shelby Cnty Judge of Probate, AL  
02/21/2022 10:04:07 AM FILED/CERT

This instrument was prepared by:  
Jared Hodges  
Knowles Gallant LLC  
6400 Powers Ferry Rd, Suite 350  
Atlanta, Georgia 30339

SEND TAX NOTICE TO:  
D & G Acquisition, LLC  
6400 Powers Ferry Road  
Suite 350  
Atlanta, Georgia 30339  
Attention: Jon Gallant

STATE OF ALABAMA )

**STATUTORY WARRANTY DEED**

COUNTY OF SHELBY )

**KNOW ALL MEN BY THESE PRESENTS**, that for and in consideration of the sum of Ten and No/100 Dollars (\$10.00) and other good and valuable consideration in hand paid to **SUSAN E. WASSON, TRUSTEE OF THE FAMILY TRUST CREATED UNDER THE WASSON FAMILY 2001 TRUST EXECUTED ON OCTOBER 24, 2001** (the "Grantor"), the receipt whereof is hereby acknowledged, Grantor grants, bargains, sells and conveys, unto **D & G ACQUISITION, LLC**, a Georgia limited liability company ("Grantee"), the real property described on **Exhibit A** hereto, together with all improvements, fixtures, rights, privileges, easements and other appurtenances, to the extent thereon or relating thereto (the "Property").

**TO HAVE AND TO HOLD** to the Grantee, its successors and assigns forever.

And, said Grantor does for itself, its successors and assigns, covenant with said Grantee, its successors and assigns, that it is lawfully seized in fee simple of said premises, 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 unto Grantee, its successors and assigns forever, against all and every person or persons lawfully claiming the whole or any part thereof, by, through, or under Grantor, but not further or otherwise.

*[Reminder Left Intentionally Blank]*



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Pursuant to the provisions of Ala. Code § 40-22-1 (1975), the following information is offered in lieu of submitting Form RT-1:

Grantor's Name and Mailing Address:	Grantee's Name and Mailing Address:
Susan E. Wasson, Trustee of the Family Trust Created under The Wasson Family 2001 Trust Dated, October 24, 2001	D & G ACQUISITION, LLC
3210 Woodside Road	Attention: Jon Gallant
Woodside, California 94062	6400 Powers Ferry Road
	Suite 350
	Atlanta, Georgia 30339

Property Address:	613 Cahaba Valley Road, Pelham, AL 35124
Date of Sale:	February 4, 2022
Aggregate Tax Assessed Value:	\$1,525,000.00
The Aggregate Tax Assessed Value can be verified in:	<input type="checkbox"/> Closing Statement <input checked="" type="checkbox"/> Sales Contract <input type="checkbox"/> Appraisal <input type="checkbox"/> Bill of Sale <input type="checkbox"/> Property Tax Bill or Assessment <input type="checkbox"/>

*[Signature(s) on following page(s)]*



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IN WITNESS WHEREOF, Grantor has hereunto caused this instrument to be executed effective as of the 7th day of February, 2022.

**GRANTOR:**

Susan E. Wasson, Trustee of the Family Trust  
Created Under The Wasson Family 2001 Trust  
Executed on October 24, 2001

By: Susan E. Wasson  
Name: Susan E. Wasson  
Title: Trustee

STATE OF \_\_\_\_\_ )

COUNTY OF \_\_\_\_\_ )

I, \_\_\_\_\_, a Notary Public in and for said county in said state, hereby certify that Susan E. Wasson, whose name as Trustee of the Family Trust Created Under The Wasson Family 2001 Trust Executed on October 24, 2001, 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, she, as such managing member, and with full authority, executed the same voluntarily for and as the act of said trust.

Given under my hand this \_\_\_\_\_ day of February, 2022.

SEE ATTACHED  
\_\_\_\_\_  
Notary Public

[NOTARIAL SEAL]

My commission expires: \_\_\_\_\_



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ACKNOWLEDGMENT

A notary public or other officer completing this certificate verifies only the identity of the individual who signed the document to which this certificate is attached, and not the truthfulness, accuracy, or validity of that document.

State of California  
County of SANTA CLARA

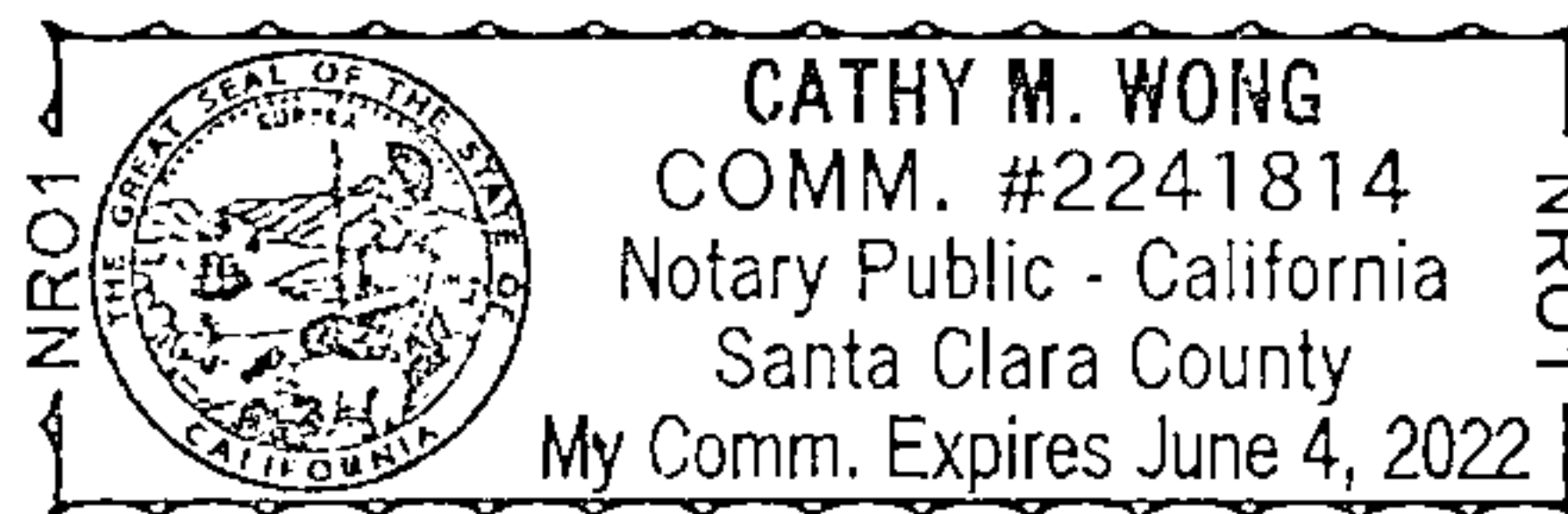
On FEBRUARY 02, 2022 before me, Cathy M. Wong, Notary Public  
(insert name and title of the officer)

personally appeared SUSAN E. WASSON

who proved to me on the basis of satisfactory evidence to be the person(s) whose name(s) is/are subscribed to the within instrument and acknowledged to me that he/she/they executed the same in his/her/their authorized capacity(ies), and that by his/her/their signature(s) on the instrument the person(s), or the entity upon behalf of which the person(s) acted, executed the instrument.

I certify under PENALTY OF PERJURY under the laws of the State of California that the foregoing paragraph is true and correct.

WITNESS my hand and official seal.



Signature Cathy M. Wong (Seal)

Optional information. This certificate is attached to:

Title or type of document: Summary Warranty deed - 613 CAHIBA  
VALLEY RD PELHAM, AL 35124 - AS TRUSTEE OF THE FAMILY TRUST  
CREATED UNDER THE WASSON FAMILY 2001 TRUST EXECUTED ON 02-24,  
Number of pages: 4 2001

Date of document: TBD

Signer(s) other than named above: NONE

Notary phone number: 650-290-3550 or 408-355-3700



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**EXHIBIT A**  
**Legal Description**

613 Cahaba Valley Road, Pelham, AL 35124

Lot C-1, according to the Survey of Cahaba Valley Park North, as recorded in Map Book 13, Page 140 in the Probate Office of Shelby County, Alabama.