

This Instrument Prepared By:
Kyle England, Esq.
Bar ID No. 5936-N87Z
Spaeth & Doyle LLP
501 S. Cherry Street, #700
Glendale, CO 80246

STATUTORY WARRANTY DEED

STATE OF ALABAMA,
COUNTY OF SHELBY

KNOW ALL MEN BY THESE PRESENTS, that in consideration of **No Dollars And No/100 DOLLARS (\$0.00)** and other good and valuable consideration paid to the undersigned GRANTOR in hand paid by the GRANTEE herein, the receipt whereof, is hereby acknowledged. We, **Hudson SFR Property Holdings III LLC, a Delaware limited liability company** (herein referred to as GRANTOR), do hereby GRANT, BARGAIN, SELL and CONVEY unto **Hudson SFR TRS Property Holdings II LLC, a Delaware limited liability company** (herein referred to as GRANTEE), its heirs and assigns, the following described real estate, situated in the County of Shelby, and State of Alabama, to wit:

SEE EXHIBIT "A" ATTACHED HERETO AND MADE A PART HEREOF

This conveyance is made subject to covenants, restrictions, reservations, easements, and rights-of-way, if any, heretofore imposed of record affecting title to said property, municipal zoning ordinances now or hereafter becoming applicable, and taxes or assessments hereafter becoming due against said property.

TO HAVE AND TO HOLD, the aforesaid premises to the said GRANTEE, its heirs and assigns FOREVER.

IN WITNESS WHEREOF we have hereunto set our hands and seals, this 28 day of July 2023

Hudson SFR Property Holdings III LLC, a Delaware limited liability company

BY: Margot Lindsay Gray

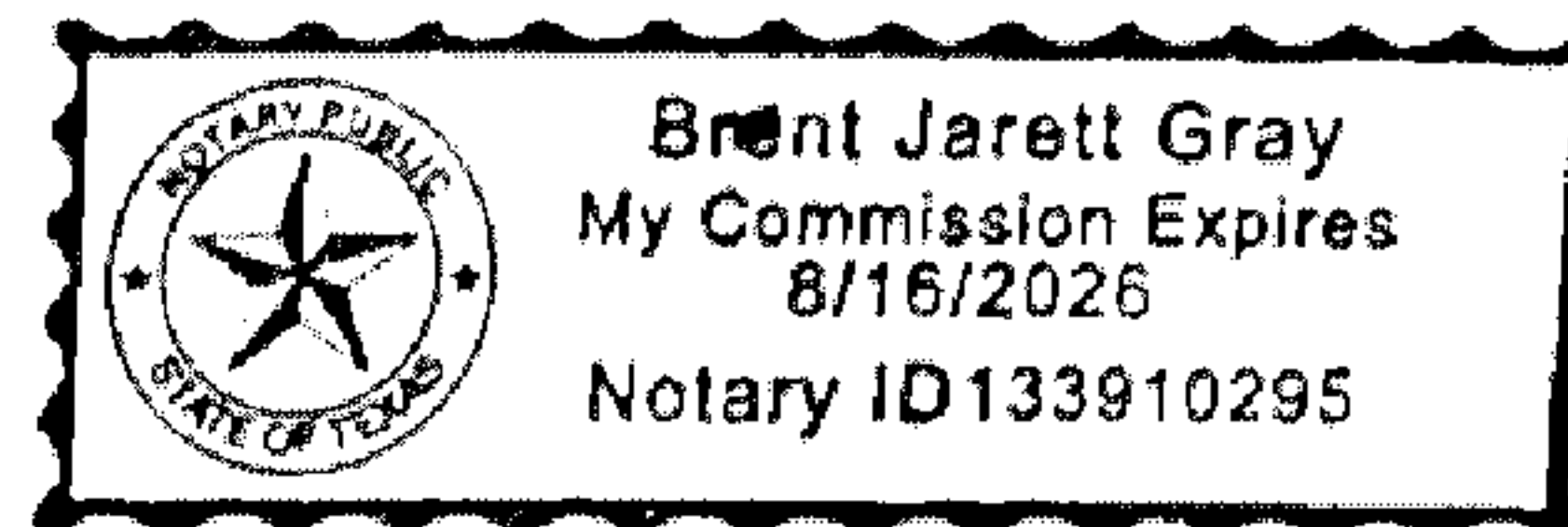
Name: Margot Lindsay Gray
As: Authorized Signatory

STATE OF Texas

COUNTY OF Dallas

I, Brent Jarett Gray, a Notary Public, do hereby certify that
Margot Lindsay Gray as Authorized Signatory for Hudson SFR Property Holdings III LLC,
a Delaware limited liability company whose name is signed to the foregoing conveyance, and who is/are
known to me, acknowledged before me on this day that, being informed of the contents of the
conveyance, he executed the same voluntarily on the day the same bears date. Given under my hand
this 28 day of July 2023.

Brent Jarett Gray
Notary Public
Witness my hand and official seal.
My Commission Expires:



Grantor's Address: 2711 N Haskell, Suite 2100, Dallas, TX 75204

Grantee's Address: 2711 N Haskell, Suite 2100, Dallas, TX 75204

Property Address: 173 Chelsea Park, Chelsea, AL 35043 and 264 Narrows Drive, Birmingham, AL 35242

EXHIBIT "A"

Tract 01:

Lot 1746, according to Plat of Chelsea Park 17th Sector, recorded in Map Book 54, Pages 23A and 23B, of the Probate Office of Shelby County, Alabama.

Property Address: 173 Chelsea Park, Chelsea, AL 35043

Parcel: 08-9-29-3-004-008.000

Tract 02:

LOT 15, ACCORDING TO THE FINAL RECORD PLAT OF NARROWS PEAK SECTOR, AS RECORDED IN MAP BOOK 31 PAGE 125 A & B, IN THE PROBATE OFFICE OF SHELBY COUNTY, ALABAMA; BEING SITUATED IN SHELBY COUNTY, ALABAMA.

Also known by street and number as: 264 Narrows Drive, Birmingham, AL 35242

Parcel Identification Number: 09 4 20 2 007 015.000

REAL ESTATE SALES VALIDATION FORM*This Document must be filed in accordance with Code of Alabama 1975, Section 40-22-1*

Grantor's Name: Hudson SFR Property Holdings III LLC, a Delaware limited liability company	Grantee's Name: Hudson SFR TRS Property Holdings II LLC, a Delaware limited liability company
Mailing Address: 2711 N Haskell Suite 2100 Dallas, TX 75204	Mailing Address: 2711 N Haskell Suite 2100 Dallas, TX 75204
Property Address: 173 Chelsea Park Chelsea, AL 35043	Date of Sale: _____ Actual Value: \$ <u>304,000.00</u>

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: <u>BPO</u> |
| ☐ 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).

**Hudson SFR Property Holdings III LLC, a Delaware
limited liability company**

Date: 7-28-2023

Print: Margaret-Lindsay Gray

As: **Authorized Signatory**

Sign: Margaret-Lindsay Gray

Grantor

Unattested

(verified by)



Filed and Recorded
 Official Public Records
 Judge of Probate, Shelby County Alabama, County
 Clerk
 Shelby County, AL
 08/04/2023 01:12:05 PM
 \$679.00 PAYGE
 20230804000236040

Allen S. Bayl

REAL ESTATE SALES VALIDATION FORM

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

Grantor's Name:	Hudson SFR Property Holdings III LLC, a Delaware limited liability company	Grantee's Name:	Hudson SFR TRS Property Holdings II LLC, a Delaware limited liability company
Mailing Address:	2711 N Haskell Suite 2100 Dallas, TX 75204	Mailing Address:	2711 N Haskell Suite 2100 Dallas, TX 75204
Property Address:	264 Narrows Drive Birmingham, AL 35242	Date of Sale:	_____
		Actual Value:	\$ <u>341,000.00</u>

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: <u>BPO</u> |
| ☐ Closing Statement | |

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**Hudson SFR Property Holdings III LLC, a Delaware
limited liability company**

Date: 7-28-2023

Print:

Margaret-Lindsay Aray
 As: Authorized Signatory

Sign:

Margaret-Lindsay Aray
 Grantor

Unattested

(verified by)