

THIS INSTRUMENT PREPARED BY:  
BARNES & BARNES LAW FIRM, P.C.

8107 PARKWAY DRIVE  
LEEDS, ALABAMA 35094  
(205) 699-5000

Send Tax Notice To:  
NEWCASTLE CONSTRUCTION,  
INC  
121 Bishop Cir  
Pelham, AL 35124

### **CORPORATION WARRANTY DEED**

STATE OF ALABAMA  
St. Clair COUNTY

KNOW ALL MEN BY THESE PRESENTS, That in consideration of TEN and 00/100 Dollars (\$10.00)\* to the undersigned Grantor, NEWCASTLE DEVELOPMENT, LLC., (hereinafter referred to as Grantor, whose mailing address is 121 BISHOP CIRCLE, PELHAM, AL 35124), in hand paid by the Grantees herein (whose mailing address is shown above), the receipt of which is hereby acknowledged, the said Grantor does by these presents, grant, bargain, sell and convey unto NEWCASTLE CONSTRUCTION, INC (herein referred to as Grantees), the following described real estate, situated in Shelby County, Alabama, to-wit:

LOTS 114, 115, 118, 128, and 129 ACCORDING TO THE SURVEY OF MELROSE LANDING SUBDIVISION PHASE ONE, AS RECORDED IN SHELBY COUNTY, ALABAMA TO MAP BOOK 56 Page 94.

#### **PROPERTY ADDRESSES:**

114: 160 Atlantic Ln  
115: 164 Atlantic Ln  
118: 176 Atlantic Ln  
128: 177 Atlantic Ln

129: 173 Atlantic Ln

\*The purchase price or actual value of this conveyance can be verified in the following documentary evidence: CLOSING STATEMENT

#### **Subject to:**

1. Taxes for the current tax year and any subsequent years.
2. Easements, restrictions, reservations, rights-of-way, limitations, covenants and conditions of record, if any.
3. Mineral and mining rights, if any.

TO HAVE AND TO HOLD to the said Grantees, for and during their joint lives and upon the death of either of them, then to the survivor of them in fee simple, and to the heirs and assigns for such survivor forever, together with every contingent remainder and right of reversion.

And said Grantor, for said Grantor, its successors, assigns, executors and administrators, covenant with said Grantees, their heirs and assigns, that Grantor is lawfully seized in fee simple of said

premises; that they are free from all encumbrances, unless otherwise stated above; that Grantor has a good right to sell and convey the same as aforesaid; that Grantor will, and its successors, assigns, executors and administrators shall warrant and defend the same to the said Grantees, their heirs and assigns forever, against the lawful claims of all persons.

IN WITNESS WHEREOF, said Grantor has hereunto set its hand and seal this the 9<sup>th</sup> day of AUGUST, 2023.

NEWCASTLE DEVELOPMENT, LLC.

By: RL Trimm

Robin Trimm

Its: CFO

STATE OF ALABAMA  
JEFFERSON COUNTY

I, the undersigned authority, a Notary Public in and for said County in said State, hereby certify that Robin Trimm, whose name as CFO of NEWCASTLE DEVELOPMENT, LLC. is signed to the foregoing conveyance, and who is known to me, acknowledged before me on this day, that, being informed of the contents of the conveyance, Robin Trimm, in his/her capacity as such officer and with full authority, executed the same voluntarily for and as the act of said NEWCASTLE DEVELOPMENT, LLC., on the day the same bears date.

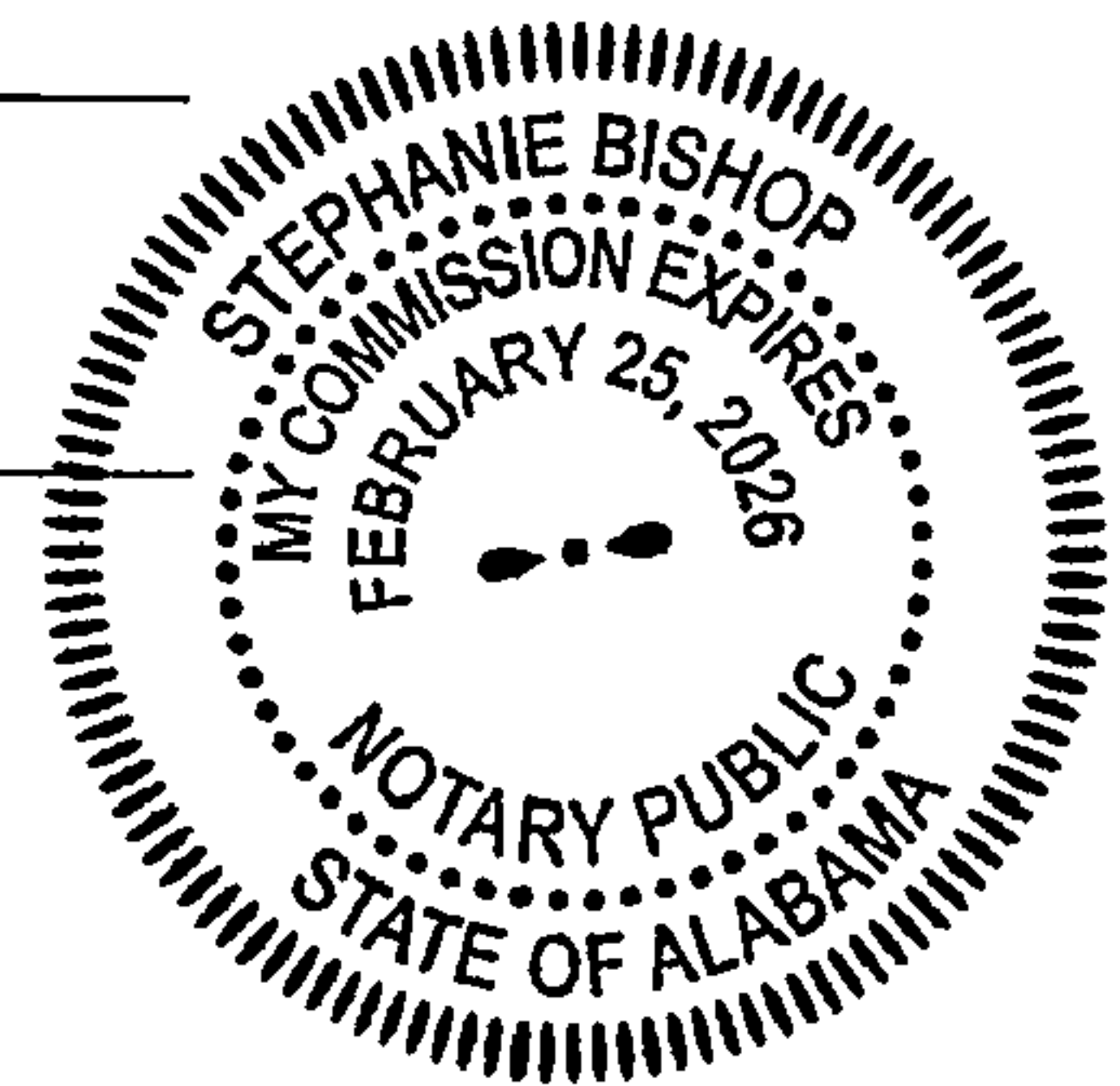
Given under my hand and official seal this 9<sup>th</sup> day of August, 2023.

NOTARY PUBLIC

Stephanie Bishop

My Commission Expires:

2/25/24



**Real Estate Sales Validation Form***This Document must be filed in accordance with Code of Alabama 1975, Section 40-22-1*Grantor's Name: NEWCASTLE  
DEVELOPMENT, LLC.Grantee's Name:  
NEWCASTLE  
CONSTRUCTION,  
LLCMailing  
Address:Mailing Address:  
121 Bishop Circle,  
Pelham, AL 35124Property  
Address:

Date of Sales

8/9/23

Total Purchase Price: (\$ \_\_\_\_\_)

Actual Value:

\$ 1000

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	_____ Tax Appraisal
_____ Sales Contract	_____ Other Tax Assessment
<u>x</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).Date: January 3rd, 2019

\_\_\_\_ Unattested

(verified by)

Print Laura L. Barnes

Sign

(Grantor/Grantee/Owner/Agent) circle one



Filed and Recorded  
 Official Public Records  
 Judge of Probate, Shelby County Alabama, County  
 Clerk  
 Shelby County, AL  
 08/09/2023 03:03:14 PM  
 \$29.00 BRITTANI  
 20230809000241200

Allison S. Bayl