This instrument prepared by:
William C. Byrd, II, Esq.
Bradley Arant Boult Cummings LLP
1819 5th Avenue North
Birmingham, Alabama 35203
(205) 521-8000

Send Tax Notice to:
Grant's Mill, LLC
Attn: Price Hightower
2106 Devereux Circle, Suite 150
Birmingham, Alabama 35243

The following information is offered in lieu of submitting an RT-1 Real Estate Sales Validation Form pursuant to Section 40-22-1 of the Code of Alabama (1975):

Grantors' names and mailing addresses:	Grantee's name and mailing address:
Tiffany Noel Pardue	Grant's Mill, LLC
28 Springdside Road	2106 Devereux Circle, Suite 150
Asheville, NC 28803	Birmingham, Alabama 35243 Attn: Price Hightower
Britney Louise Pardue	
2019 Pershing Street	
Durham, NC 27705	
Melissa Ann Hann	
3600 Granview Road	
Granville, OH 43023	
Beth Dillehay Medina	
959 Windom Peak Drive	
Superior, CO 80027	
Louise Ann Devers	
451 Tranquil Bay Circle	
Norwood, NC 28128	
Property address: Huntley Pkwy & Hwy 11, Pelhan Date of Transaction: November, 2023	n, AL 35124
Purchase Price: \$100.00	
	trument can be verified in the following documentary evidence: tatement Appraisal Assessed Value X Other
STATE OF ALABAMA )	
SHELBY COUNTY )	
ACT No. THE Y WE C	

## QUIT CLAIM DEED

THIS QUIT CLAIM DEED dated November \_\_\_\_\_, 2023 is entered into by TIFFANY NOEL PARDUE, a married woman, BRITNEY LOUISE PARDUE, a married woman, MELISSA ANN HANN, a married woman, BETH DILLEHAY MEDINA, a married woman and LOUISE ANN DEVERS, a married woman (collectively, the "Grantors"), by GRANT'S MILL, LLC, an Alabama limited liability company (the "Grantee"), the receipt of which is hereby acknowledged, the Grantor does hereby grant, bargain, sell and convey unto the Grantee the following described real estate situated in Shelby County, Alabama, towit:

WITNESSETH, that Grantor, for and in consideration of Ten and No/100 Dollars (\$10.00), and other good and valuable consideration paid by the Grantee, the receipt and sufficiency of which is hereby acknowledged, by these presents does hereby remise, release and quitclaim unto the Grantee forever, all the right, title, interest and claim which the Grantor has in and to the building, all other improvements, and the land situated in Shelby County, Alabama, and more particularly described on **Exhibit A** attached hereto and incorporated herein by reference.

TO HAVE AND TO HOLD, the same together with all and singular the appurtenances thereunto belonging or in anywise appertaining, and all the estate, right, title, interest, lien, equity and claim whatsoever for Grantor, either in law or equity, to the only proper use, benefit and behoof of Grantee forever.

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

4878-5565-6082.1

IN WITNESS WHEREOF, Grantor has hereunto set his hand and seal, this  $2\sqrt{2}$  day of November, 2023.

GRANTORS:

LOUISE ANN DEVERS

STATE OF MC )

Stanly COUNTY )

I, the undersigned, a Notary Public, in and for said County in said State, hereby certify that Louise Ann Devers, whose name 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 executed the same voluntarily on the day the same bears date.

Given under my hand and official seal this 27 day of Alamba

/1 1

Notary Public

OTARFAL SEALLARY My commission expires: Decla, 2024

	TIFFANY NOEL PARDUE
I, the undersigned, a Notary I Noel Pardue, whose name is signed before me on this day that, being info voluntarily on the day the same bears	Public, in and for said County in said State, hereby certify that Tiffany d to the foregoing instrument, and who is known to me, acknowledged ormed of the contents of the instrument, she executed the same date.  ficial seal this
[NOTARIAL SEAL]	Notary Public Will By By My Commission expires:
JENNIFER ANN BEAMAN  Notary Public  Buncombe Co., North Carolina  My Commission Expires June 1, 2027	

ant M	
BRITNEY LOUISWPARDUE	

STATE OF _	North	CAROLINA	)
	URHAM	COUNTY	)

I, the undersigned, a Notary Public, in and for said County in said State, hereby certify that Britney Louise Pardue, whose name 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 executed the same voluntarily on the day the same bears date.

Given under my hand and official seal this 27 day of Voven Bet , 2023

NOTARY'

[NOTARIAL SEAL]

Notary Public

My commission expires: 07/29/2024

4878-5565-6082.1

Mul	
MELISSA ANN HANN	

STATE OF	041		)
Link	<b>Pa</b> ció	COUNTY	:

I, the undersigned, a Notary Public, in and for said County in said State, hereby certify that Melissa Ann Hann, whose name 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 executed the same voluntarily on the day the same bears date.

Given under my hand and official seal this 22 day of 100 day of

2023.

Notary Public

[NOTARIAL SEAL]

My commission expires: 0124-7065

Scott Karnes Notary Public, State of Ohio

My Commission Expires 01-24-2025

		BETH DILL	LEHAY MEDINA	
TATE OF Color	ado			

COUNTY

I, the undersigned, a Notary Public, in and for said County in said State, hereby certify that Beth Dillehay Medina, whose name 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 executed the same voluntarily on the day the same bears date.

Given under my hand and official seal this 27 day of November, 2023.

JOSHUA MICHAEL HURST NOTARY PUBLIC STATE OF COLORADO NOTARY ID 20184032449 MY COMMISSION EXPIRES AUGUST 14, 2020

Boulder

[NOTARIAL SEAL] My commission expires: AUGUST 14,2076

Notary Public

## EXHIBIT A

## Legal Description

Commence at the NW Corner of Section 30, Township 20 South, Range 2 West, Shelby County, Alabama; thence N90°00'00"E, a distance of 1320.77'; thence S00°00'00"E, a distance of 1311.08'; thence N90°00'00"E, a distance of 1114.21' to the Westerly R.O.W. line of Alabama Highway 119, 80' R.O.W.; thence S35°15'47"W and along said R.O.W. line, a distance of 1608.86'; thence S89°20'34"W and leaving said R.O.W. line, a distance of 417.88'; thence S89°20'05"W, a distance of 47.87' to the Westerly R.O.W. line of Huntley Parkway, 60' R.O.W., said point being the POINT OF BEGINNING; thence S89°21'20"W and leaving said R.O.W., a distance of 47.87'; thence N00°57'20"E, a distance of 102.53' to the beginning of a non-tangent curve to the left, having a radius of 530.00, a central angle of 12°07'25", and subtended by a chord which bears S24°21'04"E, and a chord distance of 111.94'; thence along the arc of said curve, a distance of 112.15' to the POINT OF BEGINNING.

Said Parcel containing 0.05 acres, more or less.



Filed and Recorded
Official Public Records
Judge of Probate, Shelby County Alabama, County
Clerk
Shelby County, AL
11/30/2023 02:39:05 PM
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20231130000346990

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