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Neither Title nor Survey Examined by Preparer at the request of the parties herein

This Instrument Prepared By:
David L. Glenn
MASSEY STOTSER & NICHOLS, P.C.
1780 Gadsden Highway
Birmingham, Al 35235

Send Tax Notice To: Clayton Properties Group, Inc. 3111 Timberlake Drive Birmingham, AL. 35243

STATE OF ALABAMA (SHELBY COUNTY (

SPECIAL WARRANTY DEED

KNOW ALL MEN BY THESE PRESENTS: That in consideration of SIX HUNDRED EIGHTY THOUSAND AND 00/100 (\$680,000.00) Dollars in hand paid to **DOMAIN TIMBERLAKE MULTISTATE 2**, **LLC**, a **Delaware limited liability company**, ("hereinafter referred to as "Grantor") by **CLAYTON PROPERTIES GROUP**, **INC.**, a **Tennessee corporation**, (hereinafter referred to as "Grantee"), the receipt and sufficiency of which are hereby acknowledged, Grantor does hereby grant, bargain, sell and convey unto Grantee, subject to the matters hereinafter set forth, the following described real estate situated in Shelby County, Alabama, to-wit:

Lots 313, 316, 317, 318, 325, 326, 328 and 329, according to the Survey of Simms Landing, Phase 3, as recorded in Map Book 60, Page 2, in the Probate Office of Shelby County, Alabama.

TO HAVE AND TO HOLD UNTO THE SAID GRANTEE, its successors and assigns forever, by, though, or under Grantor, subject however to the following:

- 1. Taxes for the current year and subsequent years, not yet due or payable.
- Easements, restrictions, reservations, rights-of-way, limitations, covenants and conditions of record, if any.
- 3. Title to all minerals within and underlying the premises, together with all mining rights and other rights, privileges and immunities relating thereto, including release of damages, if any.

IN WITNESS WHEREOF, the undersigned, Houdin Honarvar, as Authorized Signatory of Domain Timberlake Holdings, LLC, the Manager of Domain Timberlake Multistate 2, LLC, a Delaware Limited Liability Company, has hereunto set its signature seal, on this the ______ day of April, 2025.

GRANTOR:

DOMAIN TIMBERLAKE MULTISTATE 2,

LLC

a Delaware Limited Liability Company

By: Domain Timberlake Holdings, LLC

Its: Manager

By: Moudin Honarvar Its: Authorized Signatory

STATE OF NEW YORK ()
COUNTY OF NEW YORK ()

I, the undersigned authority, a Notary Public in and for said County, in said State, hereby certifies that Houdin Honarvar, the Authorized Signatory of Domain Timberlake Holdings, LLC the Manager of Domain Timberlake Multistate 2, LLC, a Delaware Limited Liability Company, 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 this conveyance, he, in his capacity as said Authorized Signatory and with full authority, executed the same voluntarily for and as the act of the said company.

Given under my hand and official seal, this the $\frac{\sqrt{\sum_{i=1}^{k}}}{\sqrt{\sum_{i=1}^{k}}}$ day of April, 2025.

JOSEPHINE G CIMINO
NOTARY PUBLIC, STATE OF NEW YORK
Registration No. 01C10026551
Qualified in Nassau County
My Commission France 7 - 5 - 2002 8

Jotary Public

My Commission Expires: 7 - S-2028

Real Estate Sales Validation Form This Document must be filed in accordance with Code of Alabama 1975, Section 40-22-1

	This Document mu	st be filed in accordance wit	h Code of Alabama 19	75, Section 40-22-1
Grantor's Name Mailing Address	Domain Timberlake No. 520 Madison Avenue 21st Floor New York, NY 10022		Grantee's Name Mailing Address Date of Sale	Clayton Properties Group, Inc. 3111 Timberlake Drive Birmingham, AL 35243 April 7, 2025
Property Address	8 Lots in Simms Land Pelham, AL 35124	ing, Phase 3	Total Purchase Price Or Actual Value Or Assessor's Market Va	\$680,000.00 \$
*	e or actual value claime ocumentary evidence is			mentary evidence: (check one)
Bill of Sale X Sales Contract Closing Statement		Appraisal		Other:
is not required.	document presented for	recordation contains all of the	he required information	referenced above, the filing of this form
particular is the second of the control of the cont	······································	Instructi		
mailing address.		•	or persons conveying in	terest to property and their current
Grantee's name an	id maining address - pro	vide the name of the person (or persons to whom inte	erest to property is being conveyed.
Property address - property was conv	<u> </u>	the property being conveyed	l, if available. Date of S	Sale - the date on which interest to the
Total purchase pri offered for record.	-	id for the purchase of the pro	perty, both real and per	rsonal, being conveyed by the instrument
		<u> </u>		ersonal, being conveyed by the appraiser or the assessor's current
the property as det	termined by the local of	•	nsibility of valuing prop	value, excluding current use valuation, of perty for property tax purposes will be
<u>-</u>	y false statements clain			nt is true and accurate. I further penalty indicated in <u>Code of Alabama</u>
Name: Domain Ti	mberlake Multistate 2, 1	LLC	Date:i 5 h	day of April, 2025
By:	var, Authorized Signator	Filed and Recorded Official Public Records		(Verified)
		fudge of Probate, Shelby Co Clerk	ounty Alabama, Coun	ty

Shelby County, AL

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