

Send Tax Notice to:
Melissa R. Lamar
205 Atlantic Lane
Birmingham, AL 35242

***THIS INSTRUMENT PREPARED
WITHOUT THE BENEFIT OR OPINION OF
TITLE. PREPARER MAKES NO
WARRANTIES AS TO THE ACCURACY
OF THE CONTENTS WITHIN THIS
INSTRUMENT***

This Instrument Prepared By:
Cassy Dailey
3156 Pelham Parkway
Suite 2
Pelham, AL 35124

STATE OF ALABAMA
COUNTY OF SHELBY

Actual Value: \$1,000.00

QUITCLAIM DEED

KNOW ALL MEN BY THESE PRESENTS: That in consideration of **TEN DOLLARS (\$10.00)** and other good and valuable consideration, in hand paid to the undersigned **Newcastle Development., an Alabama Limited Liability Company** (herein referred to as "Grantor," whether one or more), whose mailing address is

121 Bishop Circle, Pelham, AL 35124

by **Melissa R. Lamar**, (herein referred to as "Grantee," whether one or more), whose mailing address is

205 Atlantic Lane, Birmingham, AL 35242

the receipt and sufficiency of which are hereby acknowledged, Grantor does hereby remise, release, and quitclaim unto Grantee all right, title, and interest that Grantor has to the following described real property, which has a mailing address of **Additional Land contiguous to 205 Atlantic Lane, Birmingham, AL 35242,** and more particularly described as:

FOR PROPERTY DESCRIPTION, SEE EXHIBIT A ATTACHED HERETO AND MADE A PART HEREOF

TO HAVE AND TO HOLD to said Grantee, his/her heirs, executors, administrators, and/or assigns forever.

IN WITNESS WHEREOF, I(We) have hereunto set my(our) hand(s) and seal(s) this 24th day of September, 2025

Newcastle Development, LLC, an Alabama Limited Liability Company

By: Donald Marvin Woodruff, III
Donald Marvin Woodruff, III
Chief Financial Officer

STATE OF ALABAMA
COUNTY OF SHELBY

I, Stephanie Bishop, a Notary Public in and for said County in said State, hereby certify that Donald Marvin Woodruff, III whose name as Chief Financial Officer 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, he, as such officer and with full authority, executed the same voluntarily for and as the act of said limited liability company.

Given under my hand this 24th day of September, 2025.

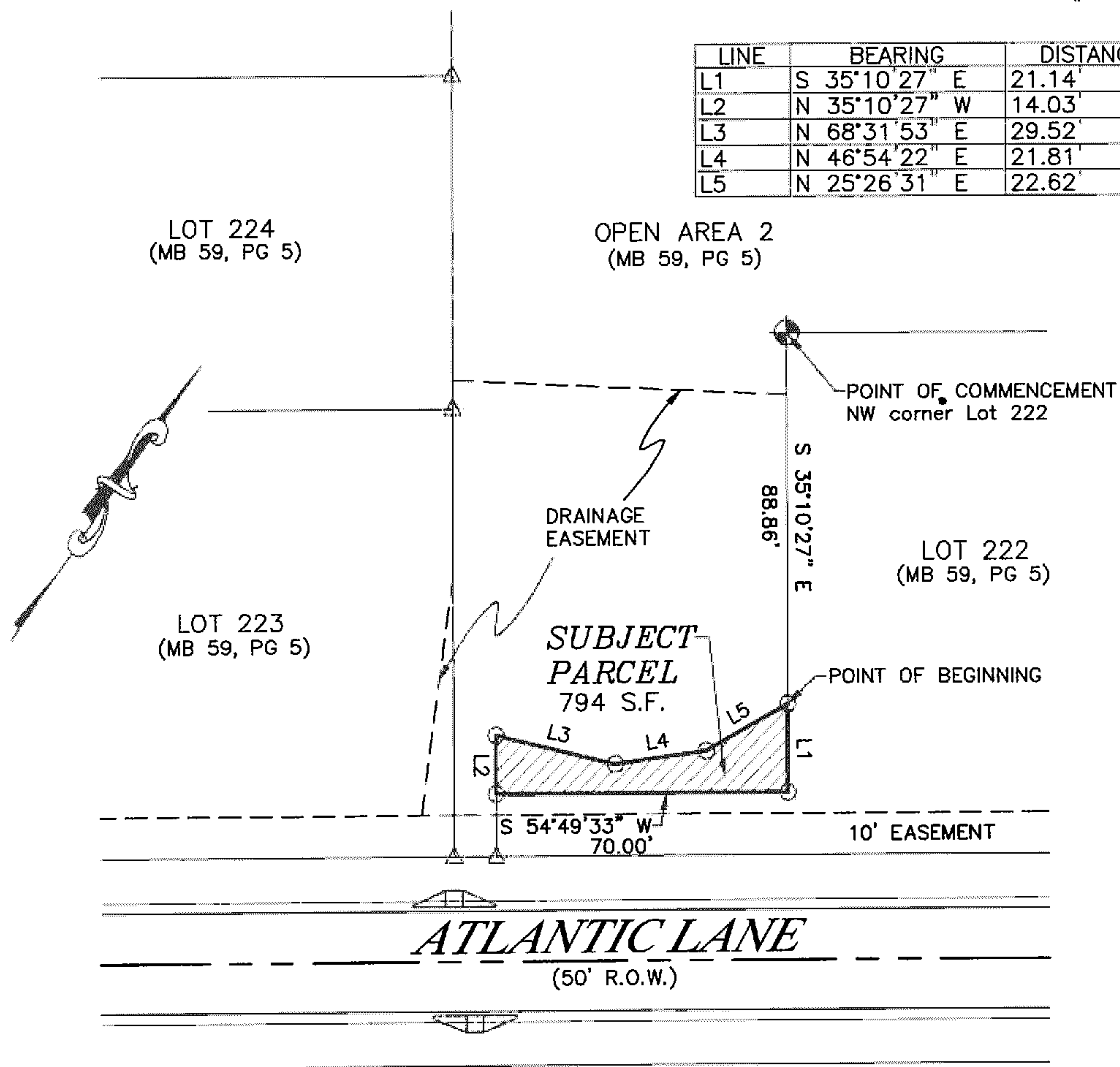
Stephanie Bishop
Notary Public



EXHIBIT A

A parcel of land being part of Open Area 2, according to the Final Plat of Melrose Landing, Phase 2, as recorded in the Office of the Judge of Probate, Shelby County, Alabama, in Map Book 59, Page 5 and being more particularly described as follows:
Commence at the NW corner of Lot 222, according to the Final Plat of Melrose Landing, Phase 2, as recorded in the Office of the Judge of Probate, Shelby County, Alabama, in Map Book 59, Page 5; thence run along the westerly line of said Lot 222, S 35°10'27" E a distance of 88.86 feet to a capped rebar set (CA-1089), said point being the Point of Beginning; thence continue along the westerly line of said Lot 222, S 35°10'27" E a distance of 21.14 feet to a capped rebar set (CA-1089); thence run along the northerly line of part of said Lot 222, S 54°49'33" W a distance of 70.00 feet to a capped rebar set (CA-1089); thence leaving said northerly line, N 35°10'27" W a distance of 14.03 feet to a capped rebar set (CA-1089); thence N 68°31'53" E a distance of 29.52 feet to a capped rebar set (CA-1089); thence N 46°54'22" E a distance of 21.81 feet to a capped rebar set (CA-1089); thence N 25°26'31" E a distance of 22.62 feet to the Point of Beginning.
The parcel described contains 794 square feet.

PROJECT # 25-08006



SURVEYED DESCRIPTION

A parcel of land being part of Open Area 2, according to the Final Plat of Melrose Landing, Phase 2, as recorded in the Office of the Judge of Probate, Shelby County, Alabama, in Map Book 59, Page 5 and being more particularly described as follows:

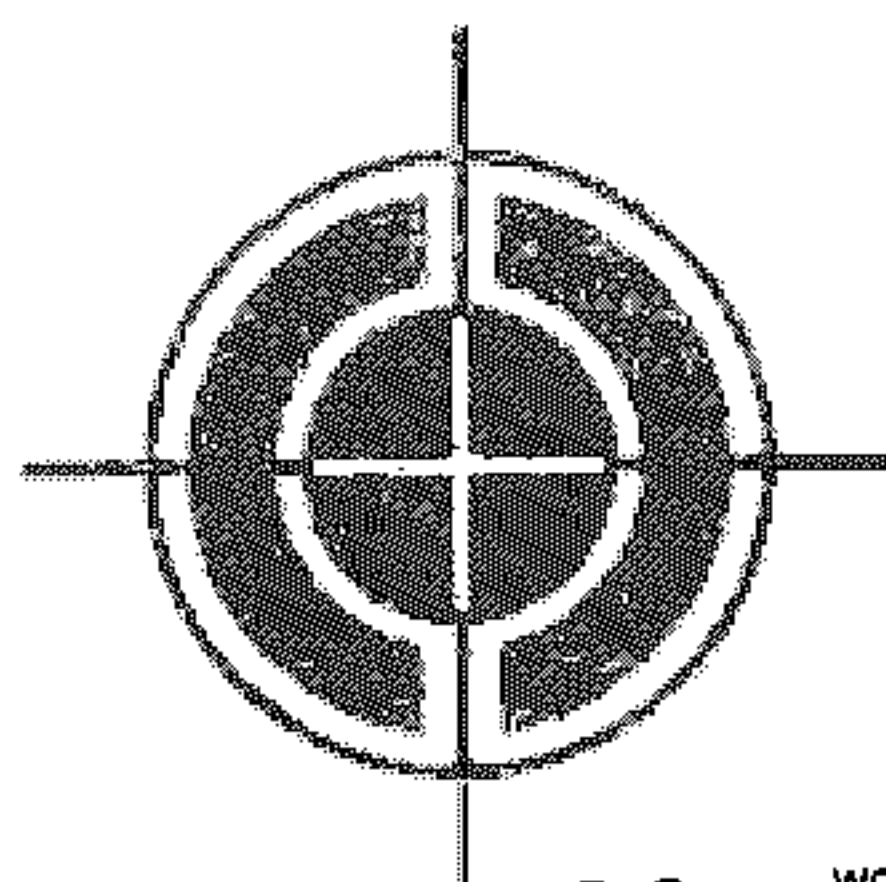
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Boundary Survey

STATE OF ALABAMA
SHELBY COUNTYTO ALL INTERESTED PARTIES:
SCALE: 1" = 40'

I hereby state that this survey and drawing have been completed in accordance with the current requirements of the Standards of Practice for Surveying in the State of Alabama to the best of my knowledge, information and belief.

GIVEN UNDER MY HAND AND SEAL, this the 22nd day of August, 2025.



Christopher P. Delucia
CHRISTOPHER P. DELUCIA ALABAMA REG. NO. 30342

CLIENT:
NEWCASTLE HOMES, INC.

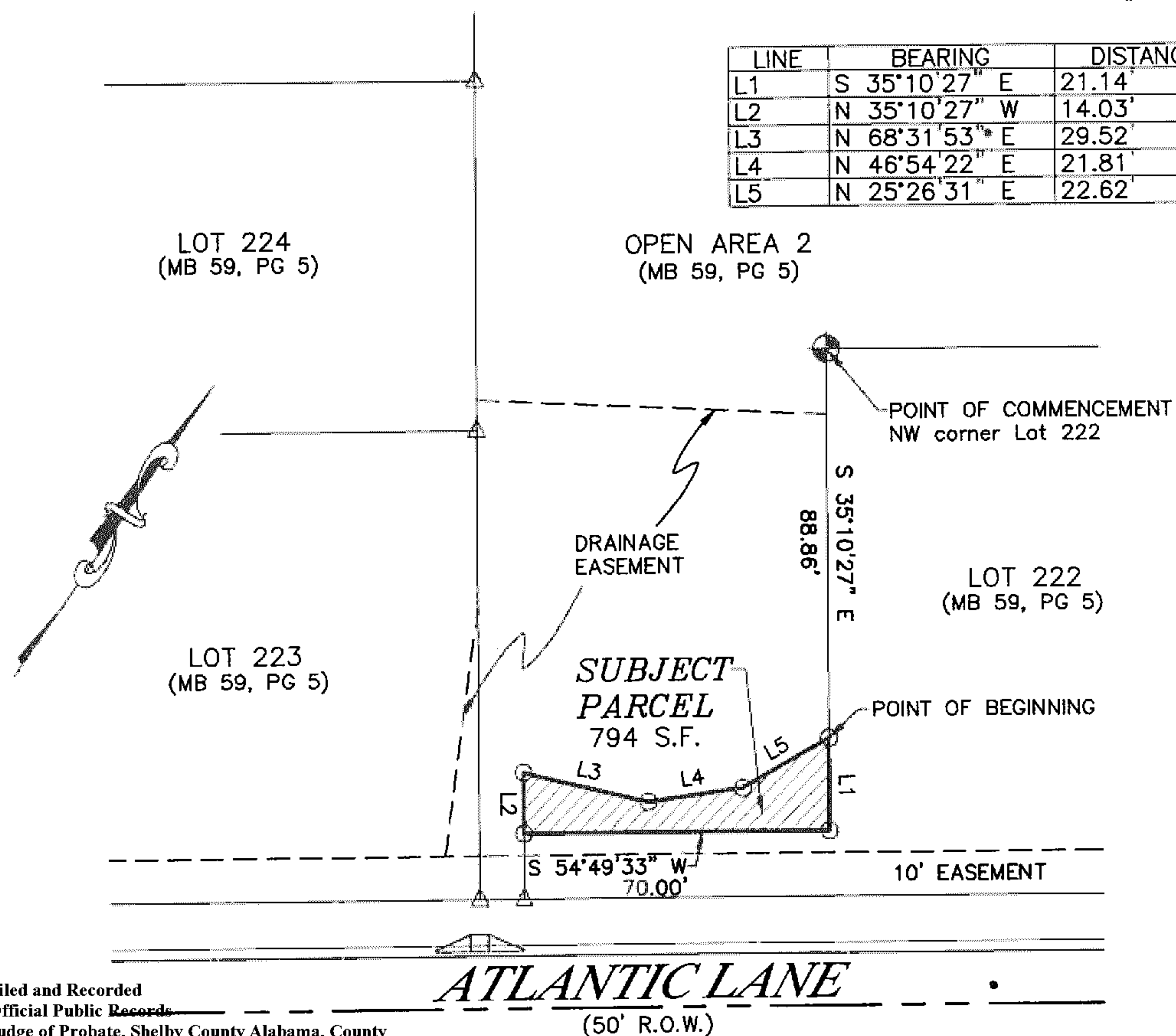
Field Survey: 08-21-2025

Landmark Professionals, Inc.
RESIDENTIAL & COMMERCIAL LAND SURVEYING

4072 DUNNAVANT PLACE
BIRMINGHAM, ALABAMA 35242
PHONE: (205) 515-7210

WOOD FENCE CHAIN LINK FENCE CONCRETE COVERED PORCH/DECK U.T.S. = UNABLE TO SET (R) = RECORDED M.B.L. = MINIMUM BUILDING LINE CAPPED REBAR SET IRON FOUND (DESCRIPTION) ASPH. = ASPHALT OVERHEAD POWER

PROJECT # 25-08006



Filed and Recorded
 Official Public Records
 Judge of Probate, Shelby County Alabama, County Clerk
 Shelby County, AL
 10/08/2025 11:23:09 AM
 \$32.00 JOANN
 20251008000310480

Allen S. Bayl
 SURVEYED DESCRIPTION

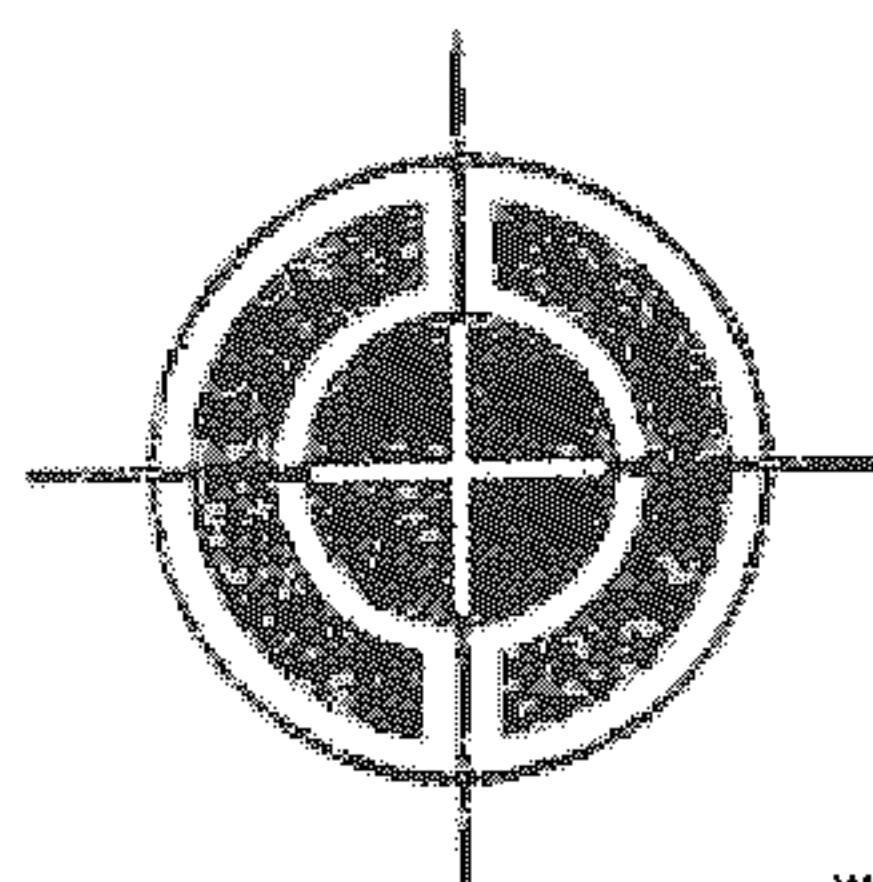
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Boundary Survey 0 40 80 120
 STATE OF ALABAMA
 SHELBY COUNTY

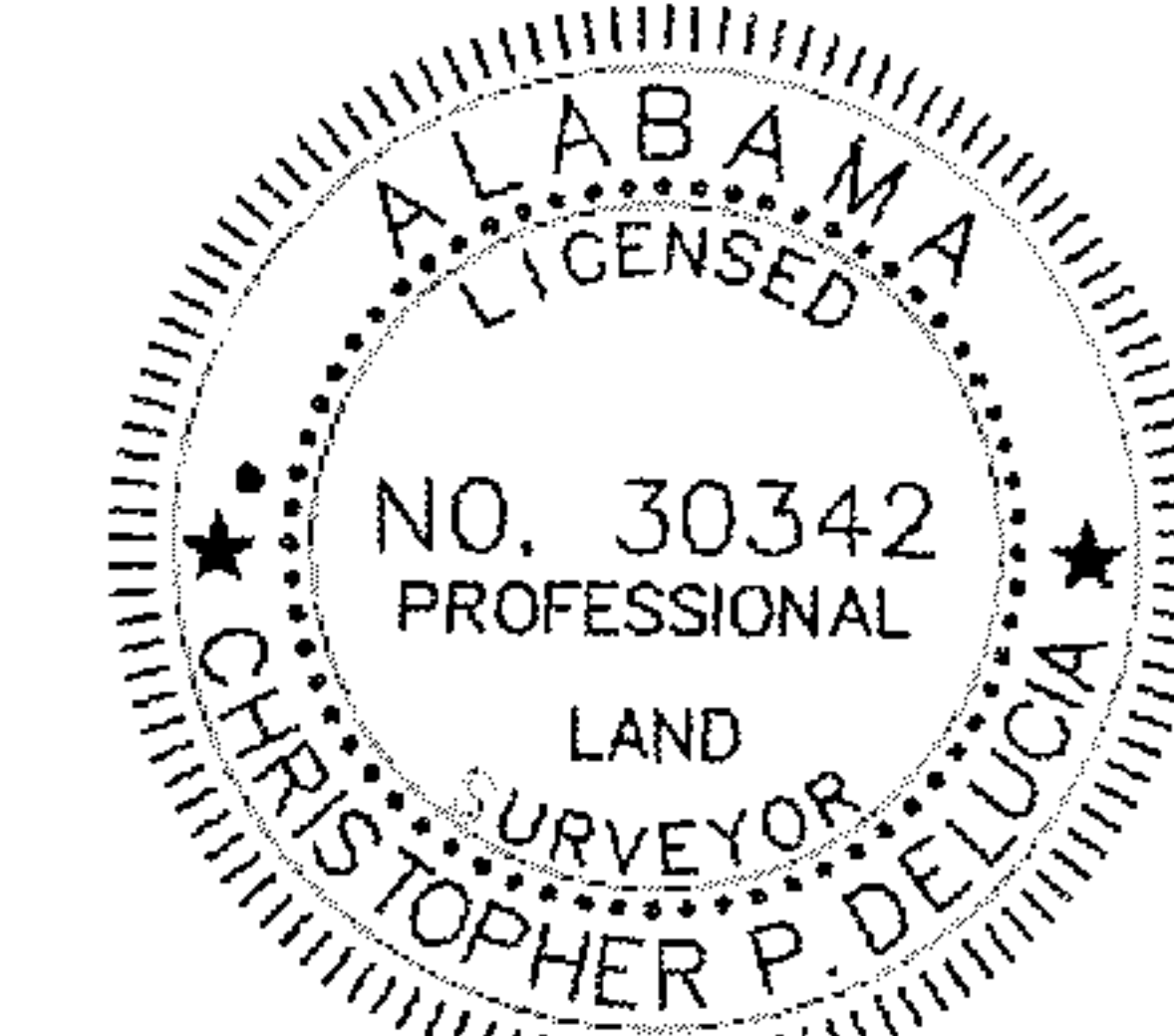
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