

Prepared by:
JUL ANN McLEOD, Esq.
McLeod & Associates, LLC
1980 Braddock Drive
Hoover, AL 35226

Send Tax Notice to:
Aviator Holdings, LLC
1134 Fox Valley Farms Rd.
Alabaster, AL 35007

STATE OF ALABAMA)
)
COUNTY OF SHELBY) **WARRANTY DEED**

KNOW ALL MEN BY THESE PRESENTS: That, for and in consideration of SIX HUNDRED THIRTY-EIGHT THOUSAND FIVE HUNDRED AND NO/100 DOLLARS (\$638,500.00) and other good and valuable consideration, this day in hand paid to the undersigned Grantor, **PARKER PLAZA, LLC, an Alabama limited liability company** (hereinafter referred to as Grantor), the receipt whereof is hereby acknowledged, the Grantor does hereby give, grant, bargain, sell and convey unto the Grantee, **AVIATOR HOLDINGS, LLC, an Alabama limited liability company** (hereinafter referred to as Grantee), the following described Real Estate, lying and being in the County of Shelby, State of Alabama, to-wit:

Lot 3, according to the Final Plat of Parker Plaza, as recorded in Map Book 57, Page 50, in the Probate Office of Shelby County, Alabama.

Subject to easements, restrictions, rights-of-way, setback lines, covenants, agreements, and mineral/mining rights, if any, of record.

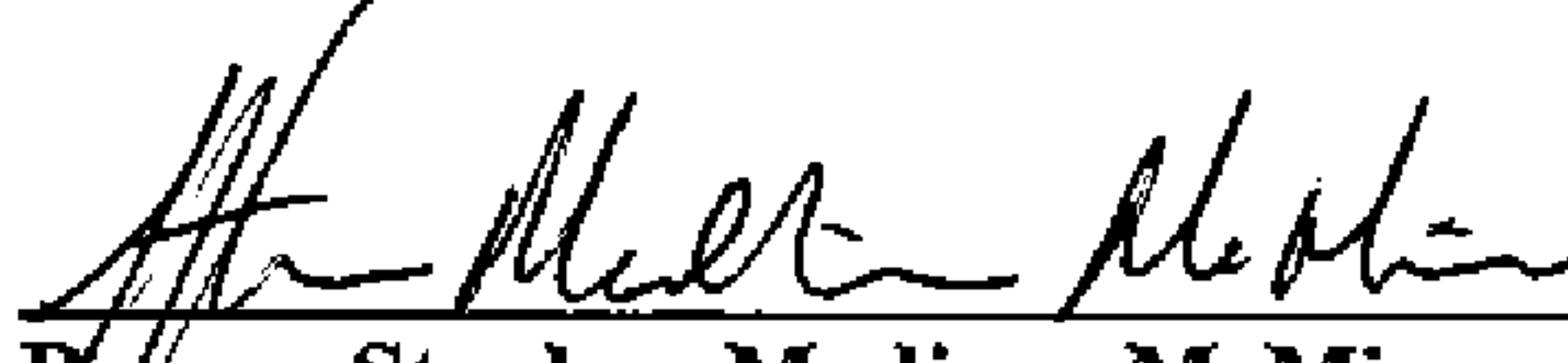
\$574,650.00 of the above-recited consideration is being paid with proceeds from a purchase money mortgage being recorded simultaneously herewith.

TO HAVE AND TO HOLD, the tract or parcel of land above described together with all and singular rights, privileges, tenements, appurtenances, and improvements unto the said Grantee, its heirs and assigns forever.

And said Grantor, for said Grantor, its heirs, successors, executors and administrators, covenants with Grantee, and with its heirs and assigns, that Grantor is lawfully seized in fee simple of the said Real Estate; that said Real Estate is free and clear from all Liens and Encumbrances, except as hereinabove set forth, and except for taxes due for the current and subsequent years, which are not yet due and payable; and that Grantor will, and its heirs, executors and administrators shall, warrant and defend the same to said Grantee, and its 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 29th day of October, 2025.

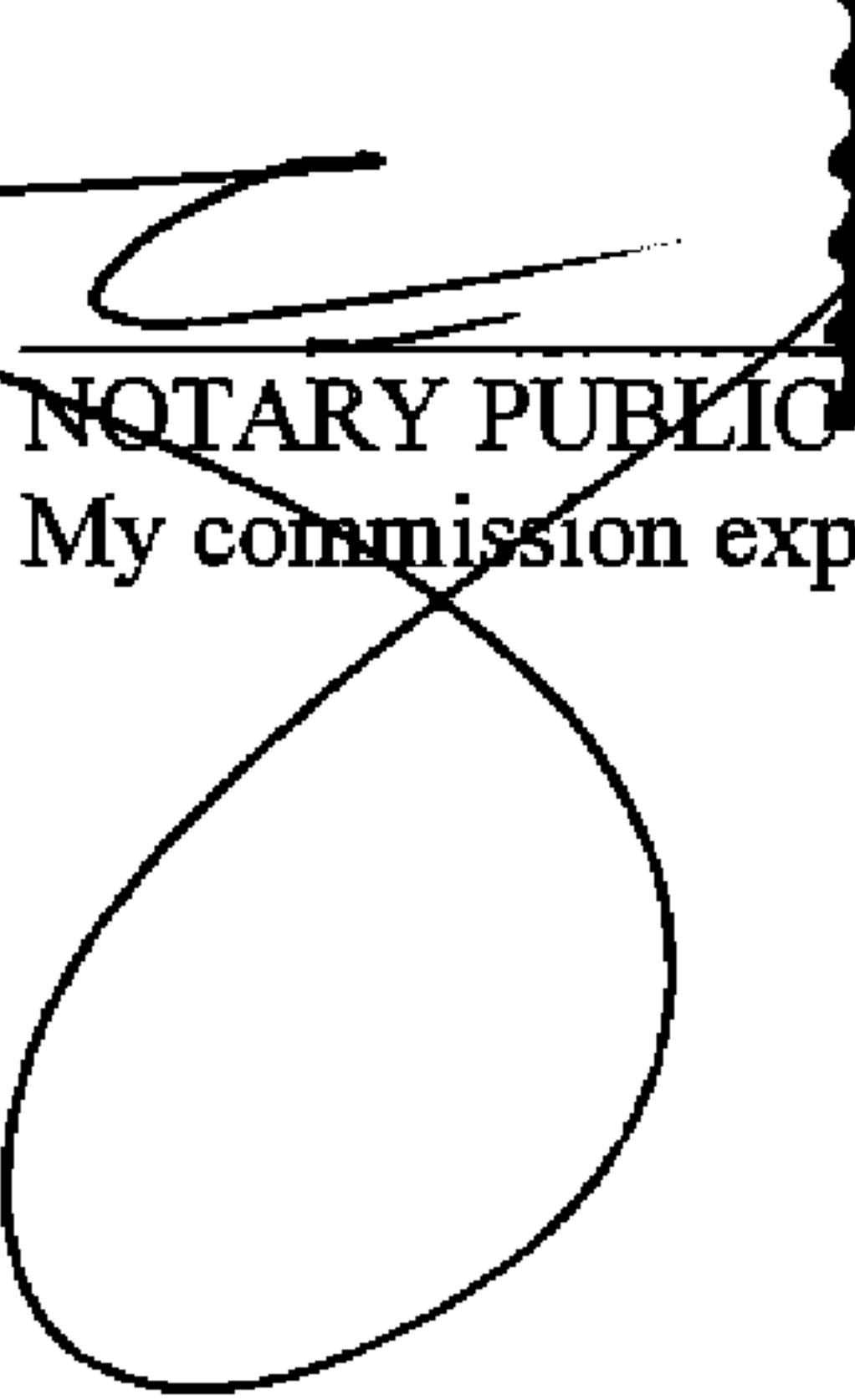
PARKER PLAZA, LLC

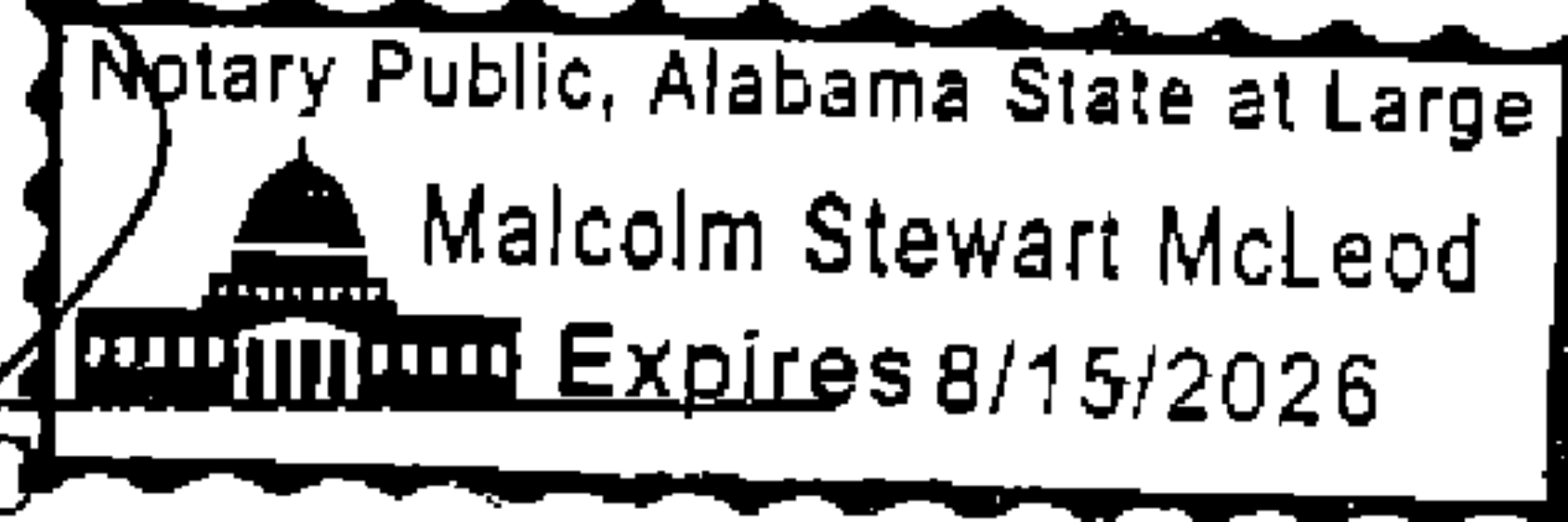
 **MANAGER/MEMBER**
By: **Stephen Madison McMinn**
Its: **Manager/Member**

STATE OF ALABAMA)
)
COUNTY OF JEFFERSON)

I, the undersigned, a Notary Public, in and for said County and State, hereby certify that **STEPHEN MADISON McMINN, as Manager/Member of PARKER PLAZA, LLC**, whose name 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 instrument, he, as said Manager/Member, and with full authority, executed the same voluntarily on the day the same bears date.

IN WITNESS WHEREOF, I have hereunto set my hand and seal this the 29th day of October, 2025.


NOTARY PUBLIC
My commission expires:



Allin S. Beryl