

Send tax notice to: Richard W. Larson and Judy A. Larson, 320 Wixford Trace, Alabaster, AL 35007

This instrument was prepared by:

Nedra M. Garrett, Attorney

South Oak Title, LLC

2870 Old Rocky Ridge Road, Suite 160

Birmingham, AL 35243

20180815000292570

08/15/2018 03:50:48 PM

DEEDS 1/2

GENERAL WARRANTY DEED

STATE OF ALABAMA

COUNTY OF SHELBY

KNOW ALL MEN BY THESE PRESENTS:

That in consideration of **Two Hundred Sixty Thousand and No/100 (\$260,000.00) Dollars, the amount of which can be verified in the Sales Contract between the parties hereto to the undersigned grantor (whether one or more), in hand paid by the grantee herein, the receipt whereof is acknowledged I or we**

HaVi Enterprises, LLC, a Texas limited liability company, whose mailing address is:

1120 Berea Church Road, Lebanon, TN 37087

(herein referred to as Grantor whether one or more), grant, bargain, sell and convey unto

Richard W. Larson and Judy A. Larson, whose mailing address is:

320 Wixford Trace, Alabaster, AL 35007

(herein referred to as grantee, whether one or more), as joint tenants with rights of survivorship, the following described real estate, situated in Shelby County, Alabama, the address of which is: **320 Wixford Trace, Alabaster, AL 35007 to-wit**

Lot 348, according to the Survey of Weatherly, Wixford Moor, Sector 24, as recorded in Map Book 20, Page 144, in the Probate Office of Shelby County, Alabama; being situated in Shelby County, Alabama.

Subject to: All easements, restrictions and rights of way of record.

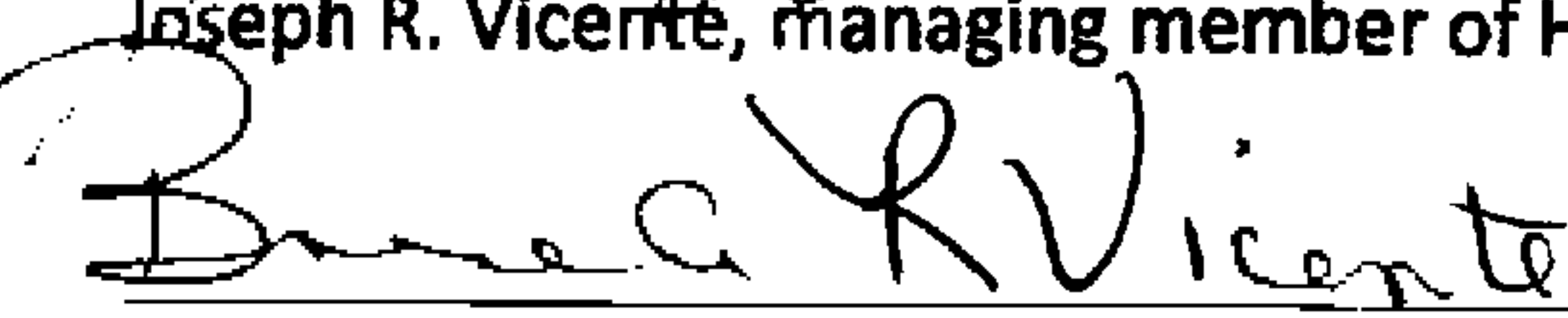
\$260,000 of the above mentioned purchase price was paid for from a mortgage loan which was closed simultaneously herewith.

Brenda R. Vicente, grantor and managing member of HaVi Enterprises, LLC is one and the same as Brenda R. Harris, the original managing member of HaVi Enterprises, LLC.

TO HAVE AND TO HOLD to the said grantee, his, her or their heirs and assigns forever.

And I (we) do for myself (ourselves) and for my (our) heirs, executors and administrators covenant with the said Grantee, his heirs and assigns, that I am (we are) lawfully seized in fee simple of said premises; and they are free from all encumbrances, unless otherwise noted above; that I (we) have a good right to sell and convey the same as aforesaid; that I (we) will and my (our) heirs, 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 we have hereunto set our hand(s) and seal(s) this 13th day of August 2018.


Joseph R. Vicente, managing member of HaVi Enterprises, LLC

Brenda R. Vicente, managing member of HaVi Enterprises, LLC

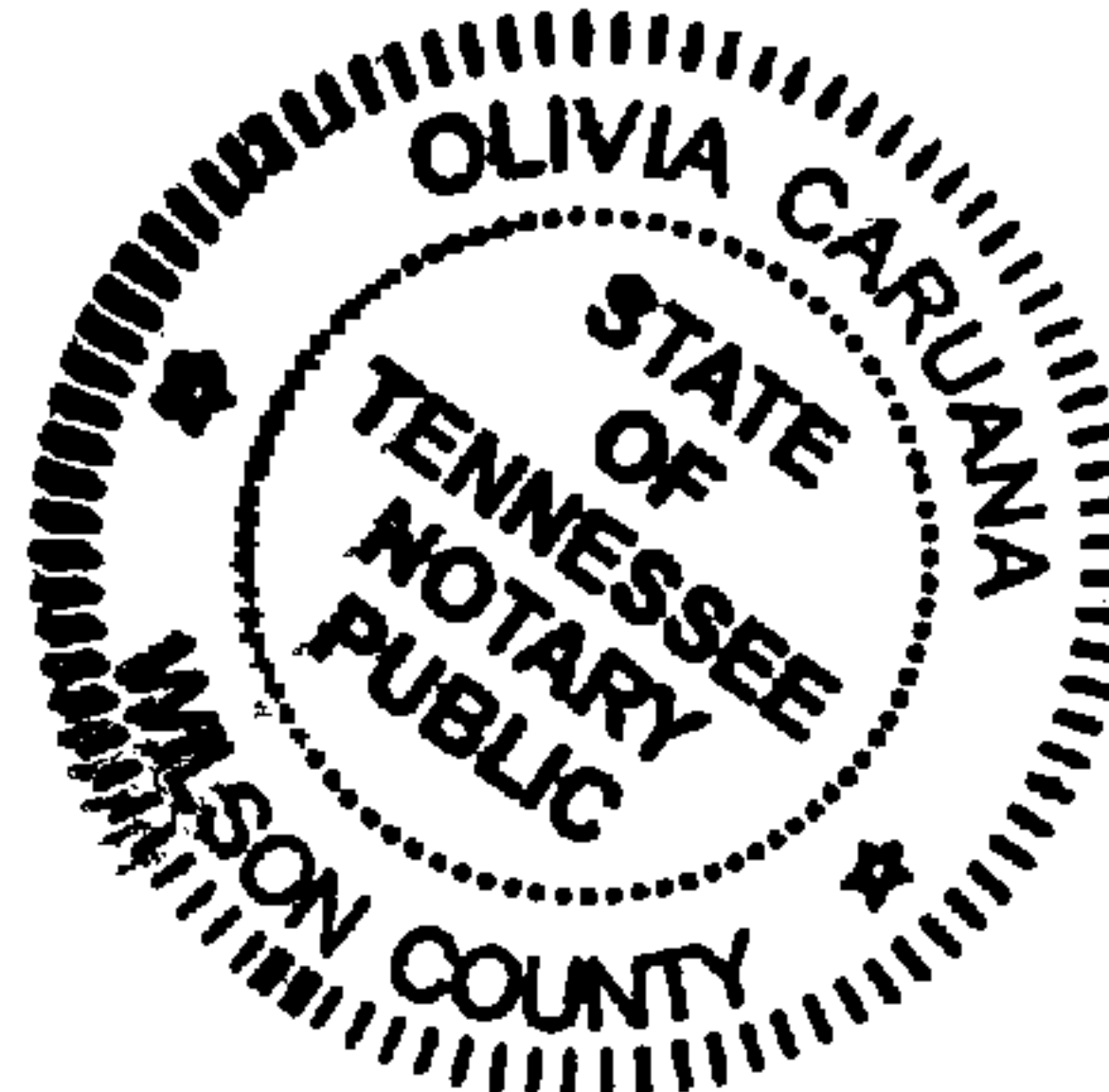
STATE OF Tennessee

COUNTY OF Wilson

I, the undersigned, a Notary Public in and for said County, in said State, hereby certify that Joseph R. Vicente and Brenda R. Vicente, as managing members of HaVi Enterprises, LLC, whose names are signed to the foregoing conveyance and who are known to me, acknowledged before me on this day that being informed of the contents of this conveyance, they have executed the same voluntarily on the day the same bears date.

Given under my hand and official seal this the 13th day of August 2018.


NOTARY PUBLIC
My Commission expires: 3/7/18



Filed and Recorded
Official Public Records
Judge James W. Fuhrmeister, Probate Judge,
County Clerk
Shelby County, AL
08/15/2018 03:50:48 PM
\$19.00 CHERRY
20180815000292570

