

This Instrument Prepared by:

Jack R. Thompson, Jr.
Law Office of Jack R. Thompson, Jr. LLC
416 Yorkshire Drive
Birmingham, AL 35209
FILE NO. ATB 2449

SEND TAX NOTICE TO:

AVHS AL I LLC
16810 Kenton Dr, Suite 180
Huntersville, NC 28078

[Space Above This Line for Recording Data]

WARRANTY DEED

STATE OF ALABAMA

COUNTY OF SHELBY

KNOW BY ALL MEN THESE PRESENTS:

That in consideration of **Two Hundred Fifty Two Thousand Five Hundred Dollars and 00/100 Dollars (\$252,500.00)** 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 where is acknowledged. I or we, **Joshua R. Williams and Ashley B. Williams a married couple** whose mailing address is: 2501 Montevilla Rd Apt B, Mountain Brook, AL 35223 (herein referred to as grantor, whether one or more), grant, bargain, sell and convey unto **AVHS AL I LLC** whose mailing address 16810 Kenton Dr., Suite 180 Huntersville, NC 28078 (herein referred to as grantees), the following described real estate, situated in **Shelby** County, Alabama, having a property address of 6010 Kensington Way, Calera AL 35040 to wit:

Lot 73, according to the Survey of Kensington Place, Phase 1, Sector 2, as recorded in Map Book 40, Page 75, in the Probate Office of Shelby County, Alabama.

Subject to ad valorem taxes for the current year, and subsequent years.
Subject to restrictions, reservations, conditions, and easement of record
Subject to any prior reservation or conveyance, together with release of damages, of minerals of every kind and character, including but not limited to oil, gas, sand, limestone, and gravel in, on, and under subject property.

To Have and To Hold to the said grantee, their heirs, and assigns forever. I (we) do, for myself (ourselves) and for my (our) heirs, executors and administrators, covenant with said grantees, their heirs and assigns, that I am (we are) lawfully seized in fee simple of said premises; that they are free from all encumbrances, unless otherwise stated 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 person

IN WITNESS WHEREOF, I (we) have hereunto set my (our) hand(s) and seal(s) this the 11th day of June, 2021.

[Handwritten Signature]
Joshua R. Williams
[Handwritten Signature]
Ashley B. Williams

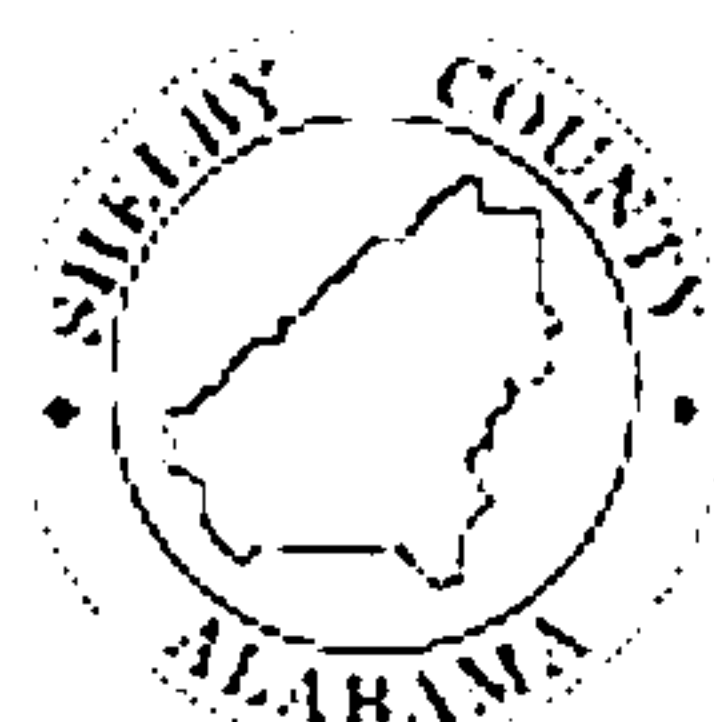
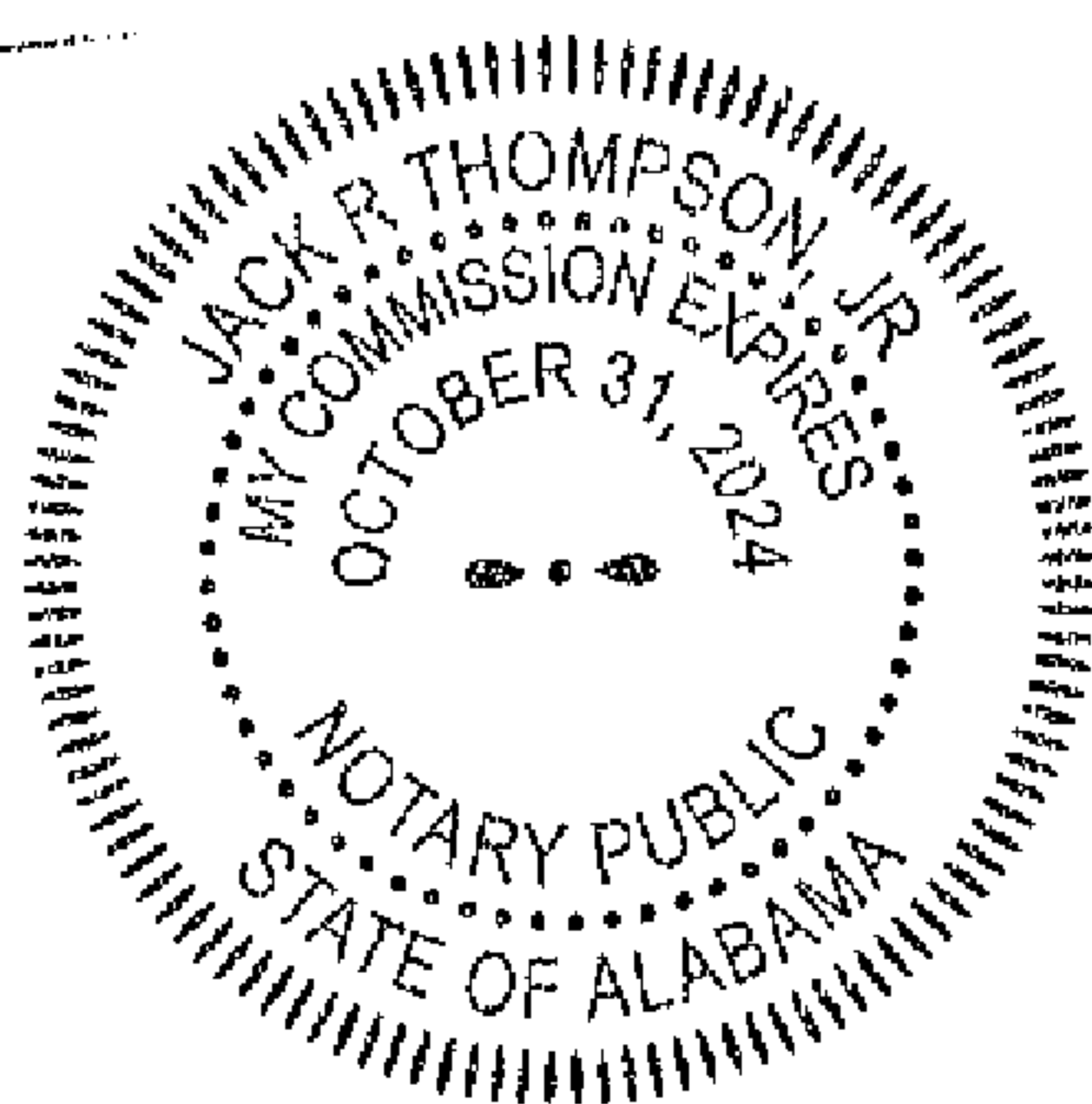
STATE OF ALABAMA
COUNTY OF JEFFERSON

I, Jack N. Thompson Jr, a Notary Public in and for said county in said state, hereby certify that **Joshua R. Williams and Ashley B. Williams** whose name is (are) signed to the foregoing conveyance and who is (are) known to me, acknowledged before me on this day that, being informed of the contents of this conveyance, he, she, they executed the same voluntarily.

WITNESS my hand and official seal in the county and state aforesaid this the 11th day of June, 2021.

My Commission Expires: 10/31/2024
[Handwritten Signature]
Notary Public

(SEAL)



Filed and Recorded
Official Public Records
Judge of Probate, Shelby County Alabama, County
Clerk
Shelby County, AL
06/14/2021 01:29:10 PM
\$277.50 JOANN
20210614000289190

Alvin S. Boyd