

20210910000441880
09/10/2021 10:45:08 AM
DEEDS 1/2

SEND TAX NOTICE TO:
AVHS AL I LLC
16810 Kenton Dr., Suite 180
Huntersville, NC 28078

This instrument prepared by:
S. Kent Stewart
Stewart & Associates, P.C.
3595 Grandview Pkwy, #280
Birmingham, Alabama 35243
SMT2100260

WARRANTY DEED

**STATE OF ALABAMA
COUNTY OF SHELBY**

KNOW ALL MEN BY THESE PRESENTS: That, in consideration of One Hundred Ninety Five Thousand and 00/100 Dollars (\$195,000.00), the amount which can be verified by the Closing Statement, in hand paid to the undersigned, **The Estate of Beth Renee Crowell, deceased, Probate Case No. PR-2021-000698**, whose address is 1232 Stonecrest Drive, Center Point, AL 35235 (hereinafter "Grantor", whether one or more), by **AVHS AL I LLC**, a Delaware limited liability company, whose address is 16810 Kenton Dr., Suite 180, Huntersville, NC 28078 , (hereinafter "Grantee", whether one or more), the receipt and sufficiency of which are hereby acknowledged, Grantor does, by these presents, grant, bargain, sell, and convey unto Grantee , the following described real estate situated in Shelby County, Alabama, the address of which is **116 Stonehaven Way, Pelham, AL 35124**, to-wit:

Lot 209, according to the Survey of The Glen at Stonehaven, as recorded in Map Book 26, Page 91 in the Probate Office of Shelby County, Alabama.

Subject to current taxes, all matters of public record, including, but not limited to easements, restrictions of record, and other matters which may be viewed by observation. Mining and mineral rights excepted.

TO HAVE AND TO HOLD, unto the said Grantee, and Grantee's heirs, executors, administrators, and assigns forever. The Grantor does for itself, its successors and assigns, covenant with said Grantee, and Grantee's heirs, executors, administrators and assigns, that Grantor is lawfully seized in fee simple of said premises; that it is free from all encumbrances, unless otherwise noted above; that Grantor has good right to sell and convey the same as aforesaid; that Grantor will and Grantor's successors and assigns shall warrant and defend the same to the said Grantee, and Grantee's heirs executors, administrators, and assigns forever, against the lawful claims of all persons.

IN WITNESS WHEREOF, Grantor, The Estate of Beth Renee Crowell, deceased, Probate Case No. PR-2021-000698, by John Robert Crowell, as Personal Representative, who is authorized to execute this conveyance, has caused this conveyance to be executed on this 30th day of August, 2021.

The Estate of Beth Renee Crowell

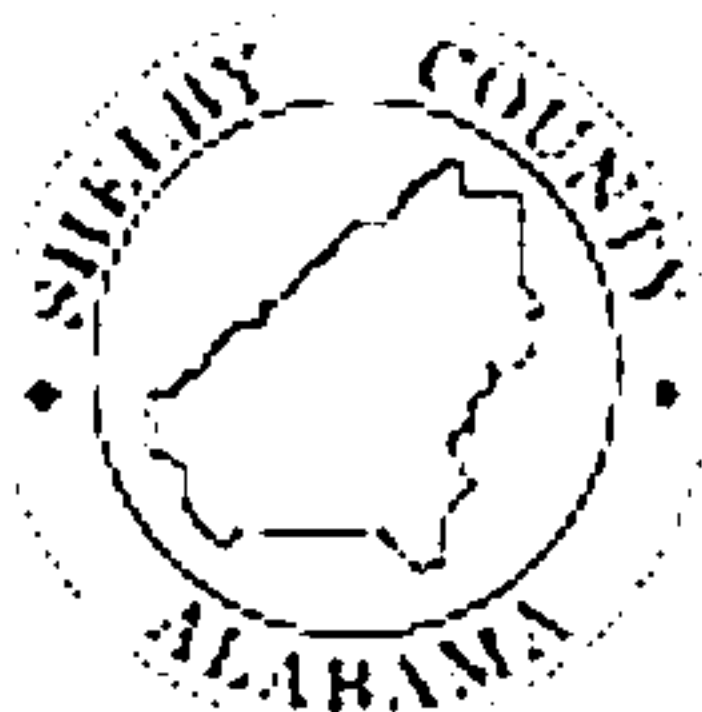
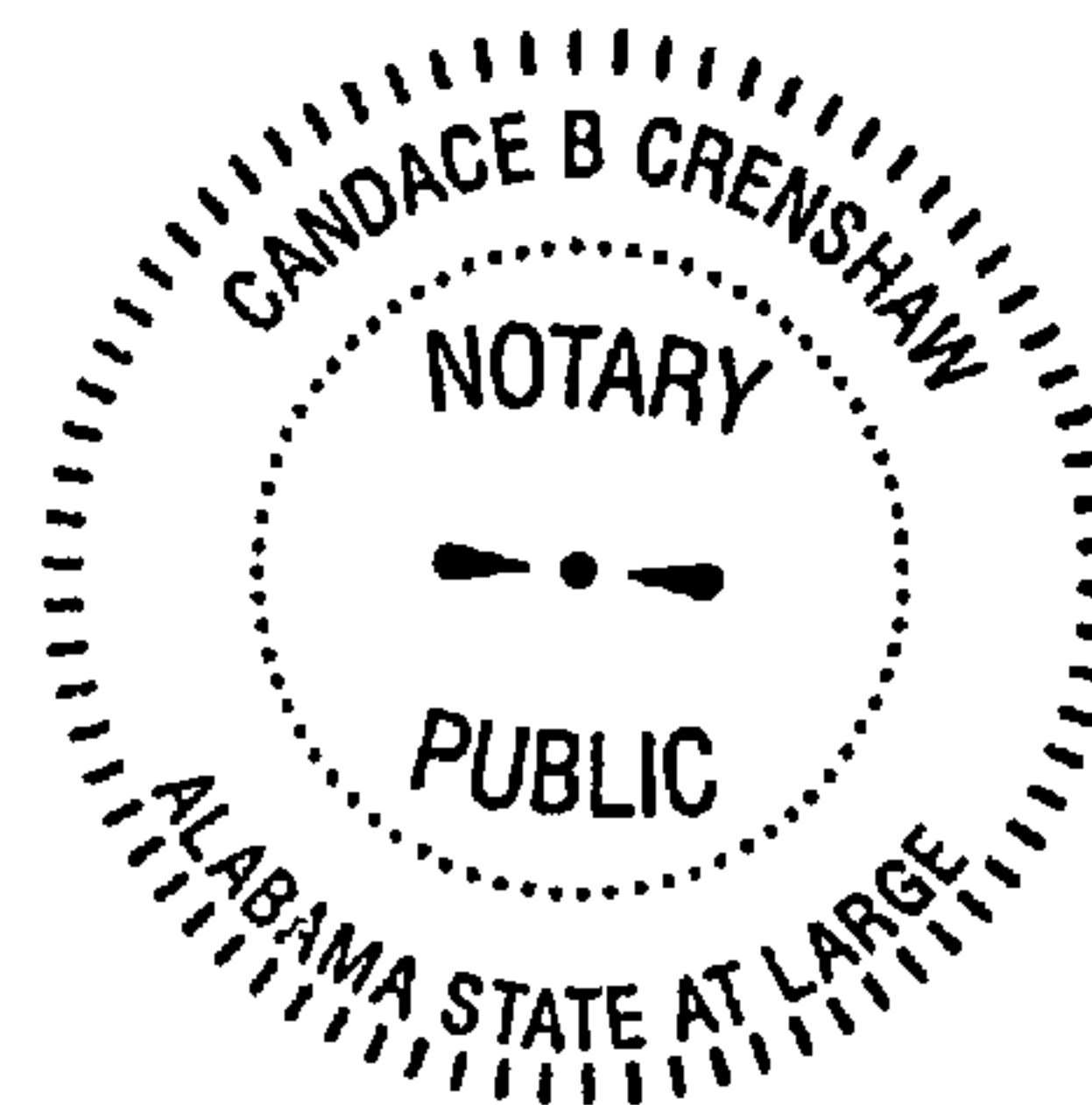
John Robert Crowell
By: John Robert Crowell
Its: Personal Representative

STATE OF ALABAMA
COUNTY OF JEFFERSON

I, the undersigned, a Notary Public in and for said County, in said State, hereby certify that , John Robert Crowell as Personal Representative of The Estate of Beth Renee Crowell, deceased, Probate Case No. PR-2021-000698, 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 in his capacity and with full authority, executed the same voluntarily on the day the same bears date.

Given under my hand and official seal on this 30th day of August, 2021.

Candace B. Crenshaw
Notary Public
My Commission Expires: 10/05/2024



Filed and Recorded
Official Public Records
Judge of Probate, Shelby County Alabama, County
Clerk
Shelby County, AL
09/10/2021 10:45:08 AM
\$220.00 JOANN
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Allen S. Bayl