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05/02/2022 02:29:43 PM
DEEDS 1/2

REAL ESTATE VALIDATION FORM

The following information is provided pursuant to Alabama Code §40-22-1, and is verified by the signature of Grantor below:

Grantor's Name:	Forestar (USA) Real Estate Group Inc.	Grantee's Name	D.R. Horton, Inc.-Birmingham
Mailing Address	3330 Cumberland Boulevard, Suite 275 Atlanta, Georgia 30339	Mailing Address:	2188 Parkway Lake Drive Hoover, AL 35244
Property Address:	Lots 1345-1352, Chelsea Park, 13th Sector, Map Book 55, Pages 53A and 53B	Date of Sale:	April 28, 2022
		Purchase Price:	\$522,714.24

THIS INSTRUMENT PREPARED BY:

Kelly Thrasher Fox, Esq.
Hand Arendall Harrison Sale LLC
1801 Fifth Avenue North, Suite 400
Birmingham, AL 35203
205-502-0122

421- 21280400923

STATE OF ALABAMA
COUNTY OF SHELBY

STATUTORY WARRANTY DEED

KNOW ALL MEN BY THESE PRESENTS that **FORESTAR (USA) REAL ESTATE GROUP INC.**, a Delaware corporation ("Grantor"), for and in consideration of the purchase price set forth above and other good and valuable consideration hereby acknowledged to have been paid to Grantor by **D.R. HORTON, INC. – BIRMINGHAM**, an Alabama corporation ("Grantee"), does, upon and subject to any and all conditions, covenants, easements, exceptions, limitations, reservations, and restrictions hereinafter contained, hereby **GRANT, BARGAIN, SELL** and **CONVEY** unto Grantee the following described real property lying and being situate in Shelby County, Alabama (the "Property"), to-wit:

LOTS 1345, 1346, 1347, 1348, 1349, 1350, 1351 and 1352 of CHELSEA PARK 13TH SECTOR, RECORDED AT MAP BOOK 55, PAGES 53A AND 53B, IN THE OFFICE OF THE JUDGE OF PROBATE, SHELBY COUNTY, ALABAMA

Grantor's conveyance of the Property is subject to the following:


1. Ad valorem real property taxes and assessments for the year 2022 and subsequent years.
2. Restrictions, reservations, covenants, conditions and easements of record (but without any intention of reimposing the same), and all applicable laws, ordinances,

and government regulations, including without limitation, zoning and building codes and ordinances.

TO HAVE AND TO HOLD unto Grantee, its successors and assigns, forever.

IN WITNESS WHEREOF, Grantor has caused this Statutory Warranty Deed to be executed and delivered by and through its duly authorized representative effective as of the 26 day of April, 2022.

**FORESTAR (USA) REAL ESTATE GROUP
INC., a Delaware corporation**

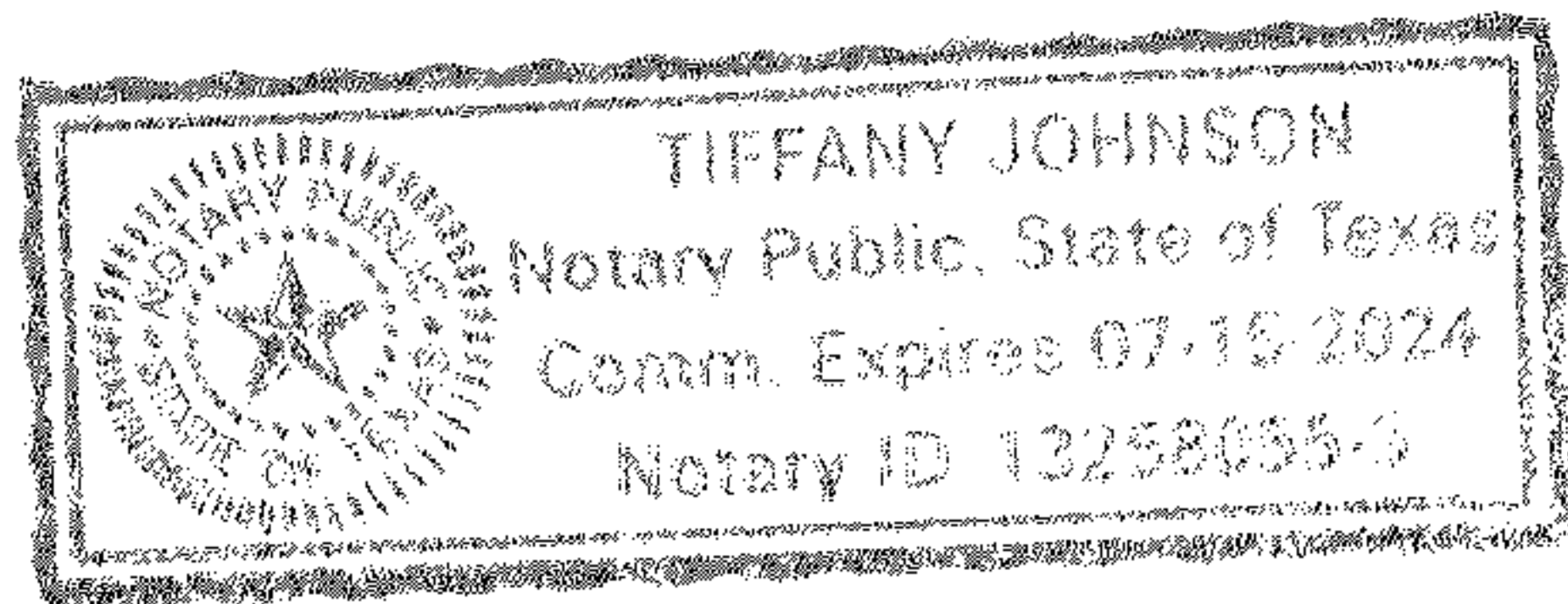
By: 
Name: Michael McGraw
Title: Vice President

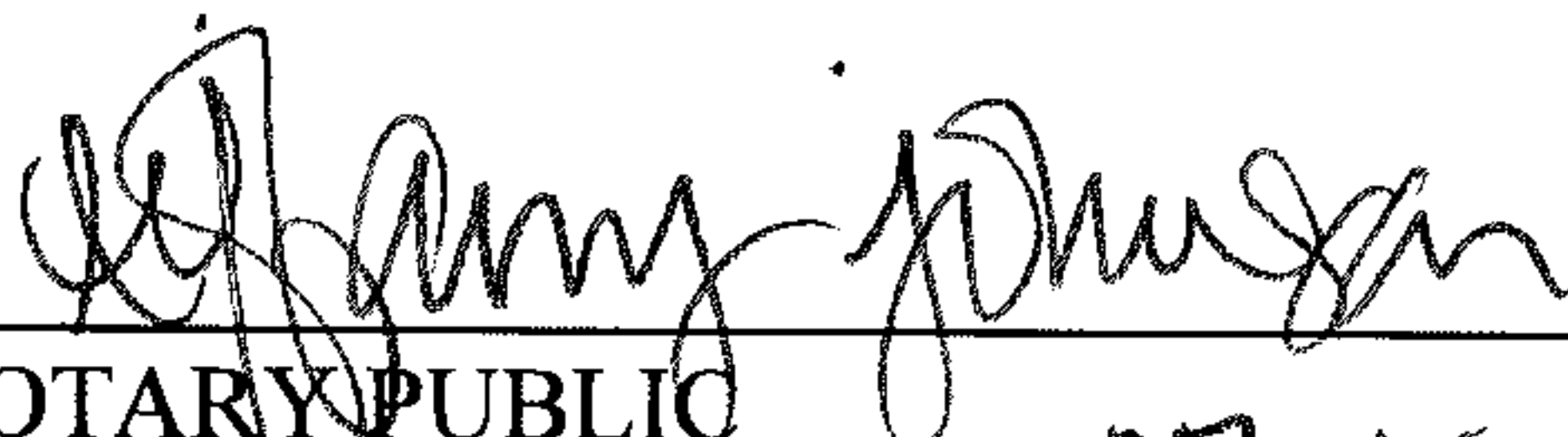
STATE OF TEXAS
COUNTY OF TARRANT

I, the undersigned authority, a Notary Public, in and for said State and County, hereby certify that Michael McGraw, whose name as Vice President of Forestar (USA) Real Estate Group, Inc., a Delaware corporation, is signed to the foregoing instrument, and who is known to me, acknowledged before me on this day that, being informed of the contents of such instrument, s/he, as such Vice President and with full authority, executed the same voluntarily for and as the act of said corporation on the day the same bears date.

Given under my hand and official seal on this the 26 day of April, 2022.

{SEAL}




NOTARY PUBLIC
My Commission Expires: 07-15-2024



Filed and Recorded
Official Public Records
Judge of Probate, Shelby County Alabama, County
Clerk
Shelby County, AL
05/02/2022 02:29:43 PM
\$548.00 JOANN
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