

This Instrument Prepared By:
Kyle England, Esq.
Bar ID No. 5936-N87Z
SPAETH & DOYLE LLP
950 S. Cherry Street, Suite 1220
Denver, CO 80246

WARRANTY DEED

STATE OF ALABAMA
COUNTY OF SHELBY

KNOW ALL MEN BY THESE PRESENTS, that in consideration of **Three Hundred Four Thousand Five Hundred And No/100 DOLLARS (\$304,500.00)** and other good and valuable consideration paid to the undersigned GRANTORS in hand paid by the GRANTEE herein, the receipt whereof, is hereby acknowledged. We, **Michael D. Orr and Donna L. Orr, husband and wife** (herein referred to as GRANTORS), do hereby GRANT, BARGAIN, SELL and CONVEY unto **FKH SFR L, L.P., a Delaware limited partnership** (herein referred to as GRANTEE), its heirs and assigns, the following described real estate, situated in the County of Shelby, and State of Alabama, to wit:

ALL THAT CERTAIN TRACT OR PARCEL OF LAND SITUATE IN SHELBY COUNTY, ALABAMA, KNOWN AND DESIGNATED AS LOT 15, ACCORDING TO THE SURVEY OF HUNTER HILLS, PHASE 3, AS RECORDED IN MAP BOOK 23, PAGE 79, IN THE PROBATE OFFICE OF SHELBY COUNTY, ALABAMA.

Also known by street and number as: 543 Hunter Hills Way, Chelsea, AL 35043
Parcel Identification Number: 15 3 05 0 000 034.037

This conveyance is made subject to covenants, restrictions, reservations, easements, and rights-of-way, if any, heretofore imposed of record affecting title to said property, municipal zoning ordinances now or hereafter becoming applicable, and taxes or assessments hereafter becoming due against said property.

TO HAVE AND TO HOLD, the aforesaid premises to the said GRANTEE, its heirs and assigns FOREVER.

And GRANTORS do covenant with the said GRANTEE, their heirs and assigns, that they are lawfully seized in fee simple of the aforementioned premises; that it is free from all encumbrances, except as hereinabove provided; that they have a good right to sell and convey the same to the said GRANTEE, its heirs and assigns, and that GRANTORS will WARRANT AND DEFEND the premises to the said GRANTEE, its heirs and assigns forever, against the lawful claims of all persons, except as hereinabove provided.

IN WITNESS WHEREOF we have hereunto set our hands and seals, this 5 day of July, 2022.

Michael D. Orr
Michael D. Orr
Donna L. Orr
Donna L. Orr

The State of Alabama

Jefferson County

I, Jekia Collins (name), notary public, hereby certify that Michael D. Orr, whose name is 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 the conveyance, he/she/they executed the same voluntarily on the day the same bears date. Given under my hand this 5th day of July, A.D. 2022.

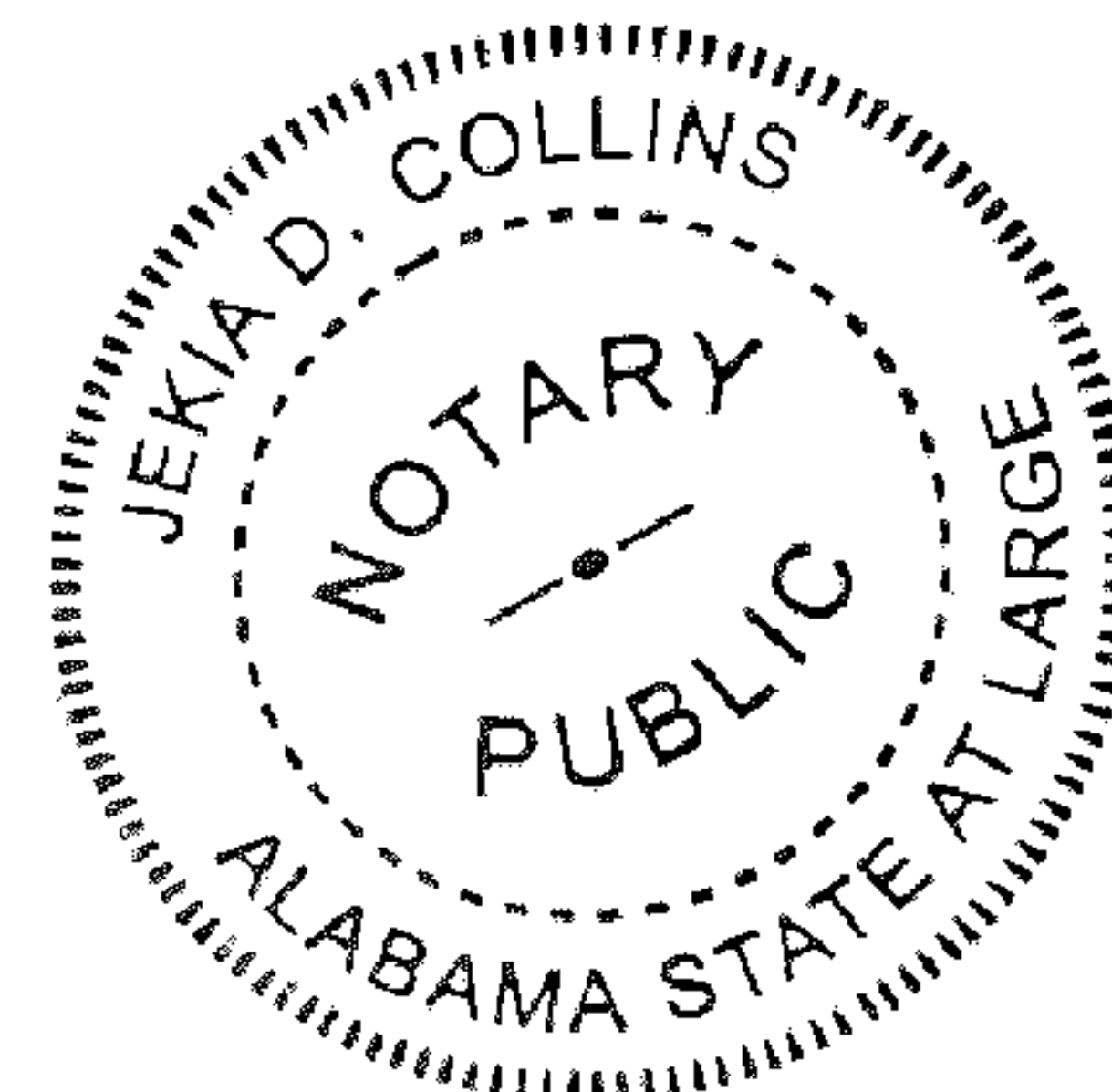
[Signature]

Notary Public

Witness my hand and official seal.

My Commission Expires:

01/15/2025



The State of Alabama

Jefferson County

I, Jekia Collins (name), notary public, hereby certify that Donna L. Orr, whose name is 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 the conveyance, he/she/they executed the same voluntarily on the day the same bears date. Given under my hand this 5th day of July, A.D. 2022.

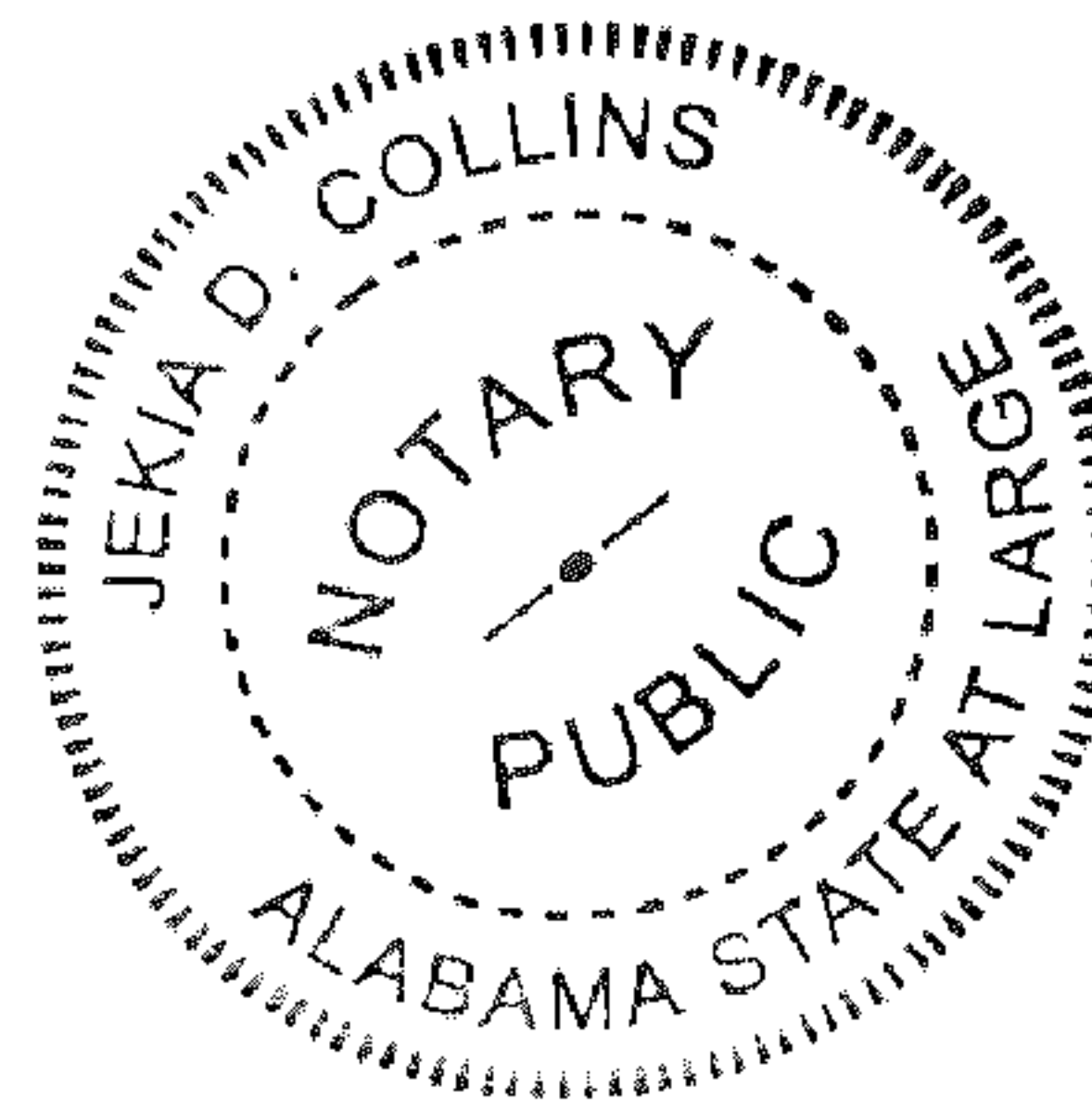
[Signature]

Notary Public

Witness my hand and official seal.

My Commission Expires:

01/15/2025



REAL ESTATE SALES VALIDATION FORM*This Document must be filed in accordance with Code of Alabama 1975, Section 40-22-1*

Grantor's Name: Michael D. Orr and Donna L. Orr

Grantee's Name: FKH SFR L, L.P., a Delaware limited partnership

Mailing Address: 543 Hunter Hills Way
Chelsea, AL 35043Mailing Address: 1850 Parkway Place
Suite 900
Marietta, GA 30067Property Address: 543 Hunter Hills Way
Chelsea, AL 35043Date of Sale: July 8, 2022
Total Purchase Price: \$304,500.00

The purchase price or actual value claimed on this form can be verified in the following documentary evidence: (check one) (Recordation of documentary evidence is not required)

- ☐ Bill of Sale
☒ Sales Contract
☐ Closing Statement

- ☐ App
☐ Other



Filed and Recorded
 Official Public Records
 Judge of Probate, Shelby County Alabama, County Clerk
 Shelby County, AL
 07/12/2022 08:36:27 AM
 \$332.50 JOANN
 20220712000273760

Allen S. Byrd

If the conveyance document presented for recordation contains all of the required information referenced above, the filing of this form is not required.

Instructions

Grantor's name and mailing address - provide the name of the person or persons conveying interest to property and their current mailing address.

Grantee's name and mailing address - provide the name of the person or persons to whom interest to property is being conveyed.

Property address - the physical address of the property being conveyed, if available.

Date of Sale - the date on which interest to the property was conveyed.

Total purchase price - the total amount paid for the purchase of the property, both real and personal, being conveyed by the instrument offered for record.

I attest, to the best of my knowledge and belief that the information contained in this document is true and accurate. I further understand that any false statements claimed on this form may result in the imposition of the penalty indicated in Code of Alabama 1975 § 40-22-1 (h).Date: 7/5/22____ Unattested _____
(verified by)Print: Donna L. OrrSign: Donna L. Orr
(Grantor/Grantee/Owner/Agent) circle oneDate: 7/5/22Print: Michael D. Orr
Sign: Michael D. Orr