

Send tax notice to:

Gentry Williams  
1293 Village Trail  
Calera, AL, 35040

This instrument prepared by:  
CHARLES D. STEWART, JR.  
Attorney at Law  
4898 Valleydale Road, Suite A-2  
Birmingham, Alabama 35242

STATE OF ALABAMA  
Shelby COUNTY

2024404T

**STATUTORY WARRANTY DEED**

KNOW ALL MEN BY THESE PRESENTS:

That in consideration of Two Hundred Twenty-Three Thousand Three Hundred Fifty and 00/100 and 00/100 (\$223,350.00) **the amount which can be verified in the Sales Contract between the two parties** in hand paid to the undersigned, **Adams Homes, LLC** whose mailing address is **100 W Garden Street, Pensacola, FL 32502** (hereinafter referred to as "Grantors") by **Gentry Williams** whose property address is **1293 Village Trail, Calera, AL, 35040** (hereinafter referred to as Grantee") the receipt and sufficiency of which are hereby acknowledged, Grantors do, by these presents, grant, bargain, sell, and convey unto Grantee, the following described real estate situated in Shelby County, Alabama, to-wit:

Lot 301, according to the Survey of Waterford Village Sector 5, Phase 4, as recorded in Map Book 40, page 8, in the Probate Office of Shelby County, Alabama.

SUBJECT TO:

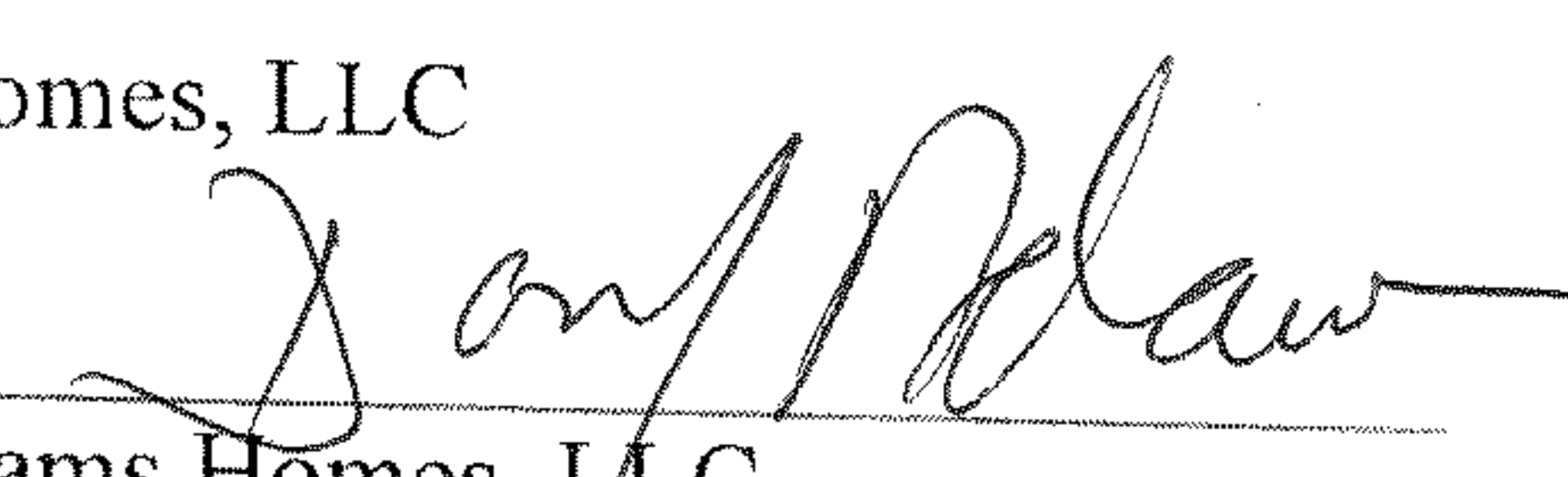
1. Taxes for the year beginning October 1, 2024 which constitutes a lien but are not yet due and payable until October 1, 2025.
2. Restrictions, public utility easements and building setback lines as shown on recorded map and survey of Waterford Village Sector 5, Phase 4, as recorded in Map Book 40, pages 8 and 9, in the Probate Office of Shelby County, Alabama.
3. Minerals of whatsoever kind, subsurface and surface substances, including but not limited to coal, lignite, oil, gas, uranium, clay, rock, sand and gravel in, on, under and that may be produced from the Land, together with all rights, privileges, and immunities relating thereto, whether or not appearing in the Public Records.
4. Articles of Incorporation of the Waterford Homeowners Association, and By-Laws as recorded in Instrument #2001-12817 and Instrument #20110310000079910.
5. Conditions, covenants and restrictions as recorded in Instrument #20170420000133560 and Instrument #20170420000133570.

\$219,303.00 OF THE CONSIDERATION AS WAS PAID FROM THE PROCEEDS OF A MORTGAGE LOAN.

TO HAVE AND TO HOLD unto the Grantee, its successors and assigns forever. Grantor makes no warranty or covenants respecting the nature of the quality of the title to the property hereby conveyed other than that the Grantor has neither permitted or suffered any lien, encumbrance of adverse claim to the property described herein since the date of acquisition thereof by the Grantor.

IN WITNESS WHEREOF, the said Grantor, Adams Homes, LLC by Don Adams, its Chief Financial Officer, who is authorized to execute this conveyance, has hereunto set its signature and seal on this the 23<sup>rd</sup> day of December, 2024.

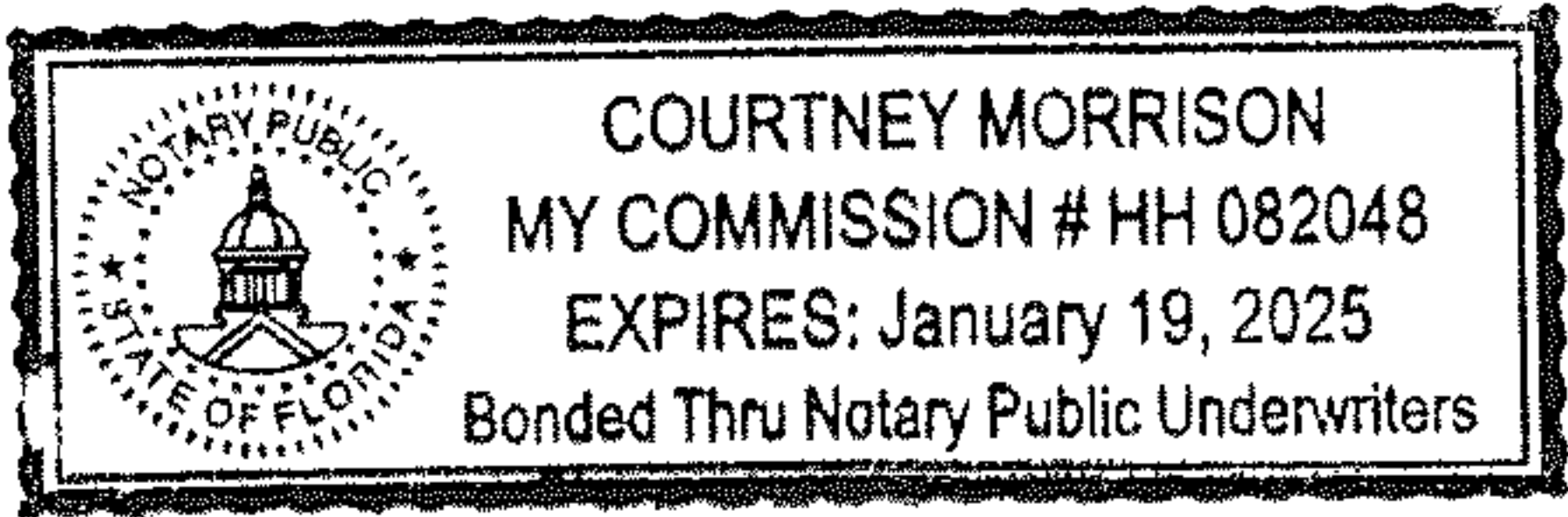
Adams Homes, LLC

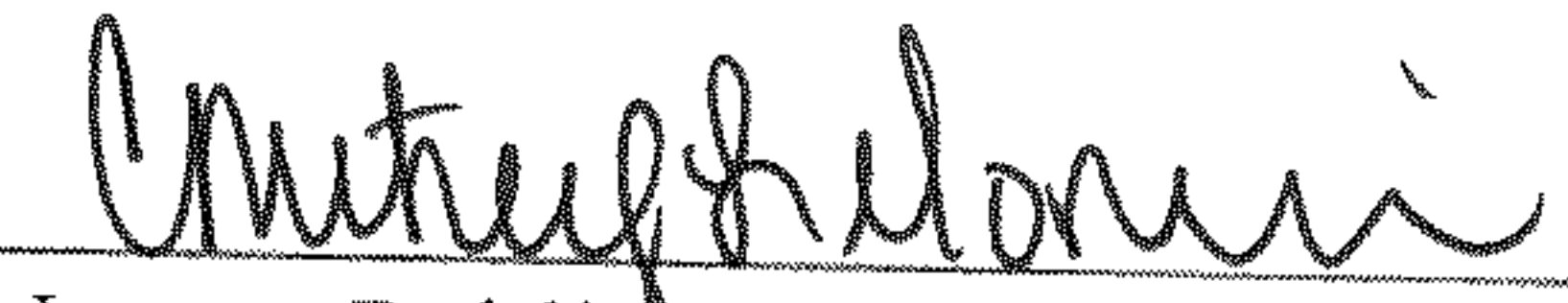
  
BY: Adams Homes, LLC  
ITS: Chief Financial Officer

STATE OF FLORIDA  
COUNTY OF ESCAMBIA

I, the undersigned, a Notary Public in and for said County, in said State, hereby certify that Don Adams, whose name as Chief Financial Officer of Adams Homes, LLC is signed to the foregoing instrument, and who known to me, acknowledged before me on this day, that, being informed of the contents of the said instrument and with full authority, he executed the same voluntarily for and as the act of said company.

Given under my hand and official seal this the 23<sup>rd</sup> day of December, 2024.



  
Notary Public  
Print Name: Courtney L. Morrison  
Commission Expires:



Filed and Recorded  
Official Public Records  
Judge of Probate, Shelby County Alabama, County  
Clerk  
Shelby County, AL  
12/26/2024 01:53:30 PM  
\$29.50 JOANN  
20241226000393230

