

**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:	Bill Lunsford Construction & Development, Inc.	Grantee's Name	D.R. Horton, Inc - Birmingham
Mailing Address:	1905 4 <sup>th</sup> Street Northport, AL 35476	Mailing Address:	2188 Parkway Lake Drive Hoover, AL 35244
Property Address:	Stonehenge Phase 1 Lots 4-26, 29-39, 52, 53, 66-76, 78, 138-163 MAP BOOK 61 AT PAGE 92	Date of Sale:	<u>August 7</u> , 2025
		Purchase Price:	\$ 5,994,000.00

This Instrument Prepared By:

Kelly Thrasher Fox

Hand Arendall Harrison Sale

1801 5<sup>th</sup> Avenue North, suite 400

Birmingham, AL 35203

423-2350046211A

STATE OF ALABAMA  
COUNTY OF SHELBY

**WARRANTY DEED**

KNOW ALL MEN BY THESE PRESENTS that **BILL LUNSFORD CONSTRUCTION & DEVELOPMENT, INC.**, an Alabama 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 4 THROUGH 26, INCLUSIVE; LOTS 29 THROUGH 39, INCLUSIVE; LOT 52; LOT 53; LOTS 66 THROUGH 76, INCLUSIVE; LOT 78; AND LOTS 138 THROUGH 163, INCLUSIVE, STONEHENGE PHASE 1, A MAP OR PLAT OF WHICH IS RECORDED IN MAP BOOK 61 AT PAGE 92 IN THE OFFICE OF THE JUDGE OF PROBATE FOR SHELBY COUNTY, ALABAMA.**

Grantor's conveyance of the Property is subject to the Permitted Exceptions set forth in Exhibit A attached hereto and incorporated herein.

TO HAVE AND TO HOLD the Property, together with all and singular, the rights, members, privileges, tenements, improvements, hereditaments, easements and appurtenances thereunto belonging or in anywise appertaining; subject, however, to the matters to which

reference is hereinabove made, unto Grantee, and to the successors and assigns of Grantee, forever.

Grantor covenants to and with Grantee that, except as to the matters, exceptions and reservations above referred to, Grantor is lawfully seized of the Property, the same is free from other encumbrances, and that Grantor will, and Grantor's successors and assigns shall, forever warrant and defend the title to the Property, as herein conveyed, unto Grantee and Grantee's successors and assigns against the lawful claims of all persons whomsoever.

*{Remainder of Page Intentionally Left Blank}*

IN WITNESS WHEREOF, Grantor has caused this Warranty Deed to be executed and delivered by and through its duly authorized representative effective as of August 7, 2025.

**BILL LUNSFORD CONSTRUCTION & DEVELOPMENT, INC.,** an Alabama corporation

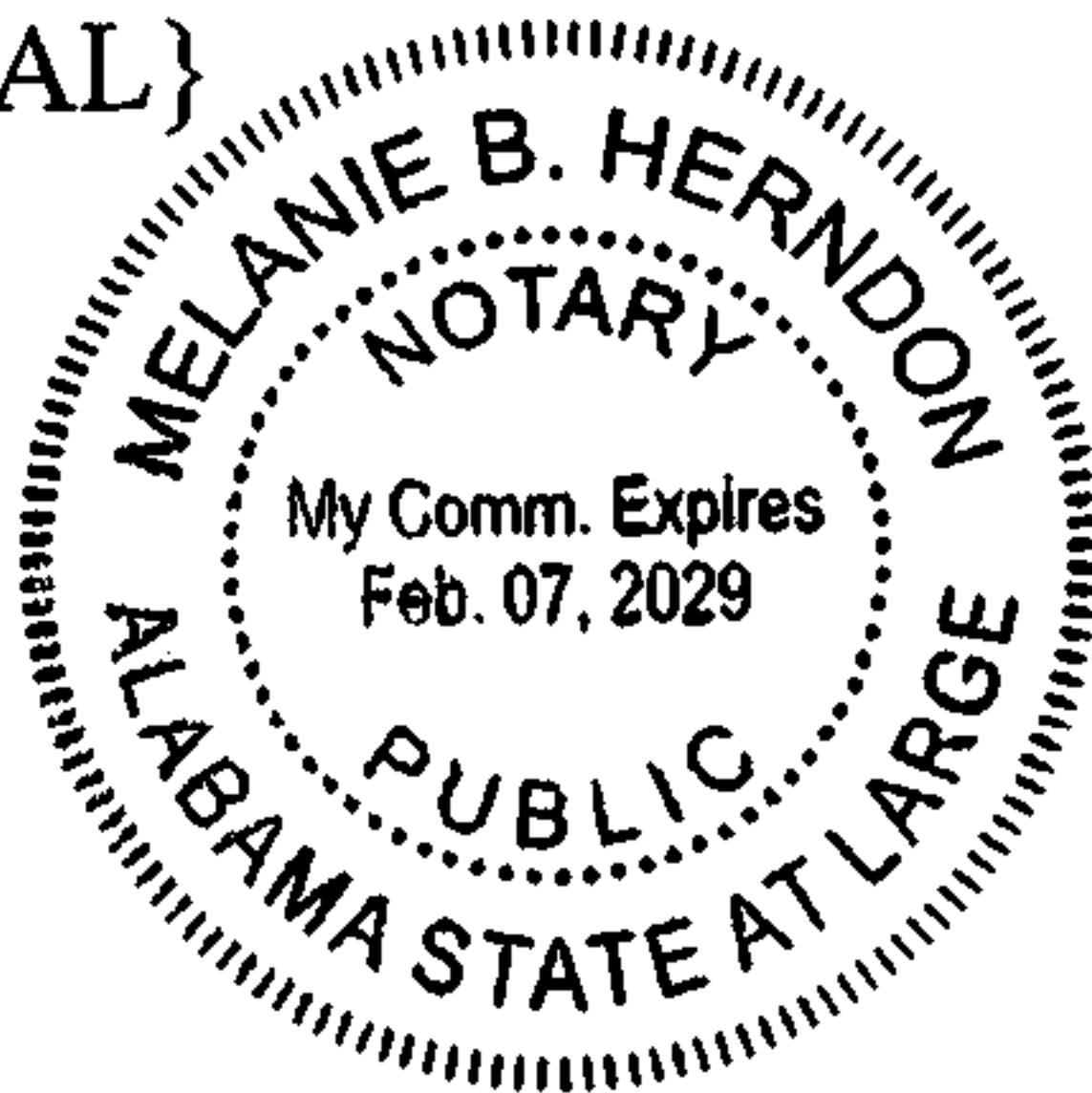
By: [Signature]  
Name: William A. Lunsford  
Title: Pres

STATE OF ALABAMA  
COUNTY OF Tuscaloosa

I, the undersigned Notary Public in and for said County in said State, hereby certify that William A. Lunsford, whose name as the President of Grantor, is signed to this instrument, and who is known to me, acknowledged before me on this day that, being informed of the contents of this instrument and acting as such officer and with full authority, s/he executed this instrument voluntarily for and as the act of Grantor.

Given under my hand and official seal on August 6, 2025.

{SEAL}

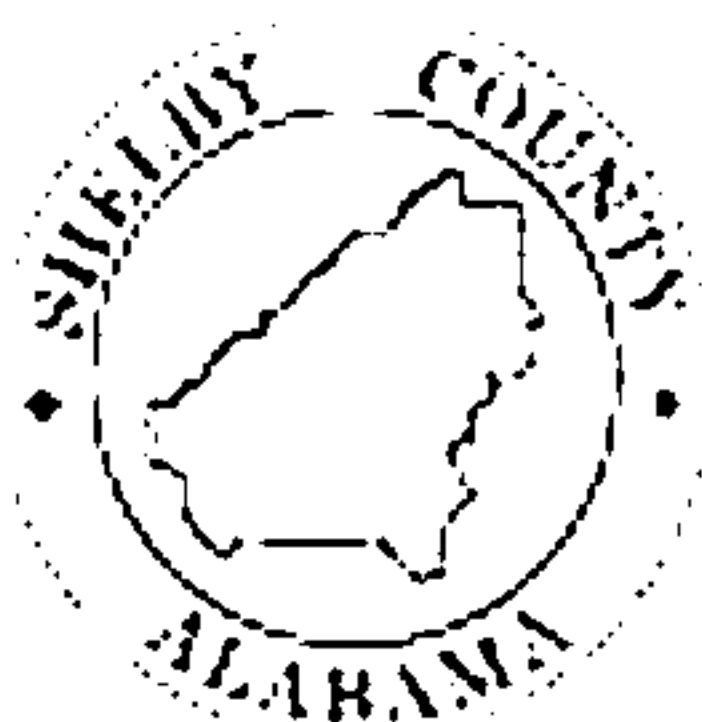


Melanie B. Herndon  
NOTARY PUBLIC  
My Commission Expires: 02/07/2029

Exhibit A to Warranty Deed  
The Permitted Exceptions

1. Taxes for the year 2025 and subsequent years, not yet due and payable.
2. Building setback lines, easements, notes and/or restrictions, and all other matters as set forth on subdivision plat recorded in MAP BOOK 61 AT PAGE 92 in the Office of the Judge of Probate of Shelby County.
3. Grant of Easement for Underground Facilities within a Subdivision in favor of Alabama Power Company as recorded as Instrument Number 20250124000023730 in the Office of the Judge of Probate of Shelby County.
4. Memorandum of Wastewater Tap Reservation and Service Agreement and Grant of Easements by and between Enviro-Systems, LLC and Bill Lunsford Construction and Development, LLC, as recorded as Instrument Number 20250723000223150 in the Office of the Judge of Probate of Shelby County.
5. Terms and conditions of Stormwater Detention Maintenance Agreement and Maintenance Plan as attached to City of Westover Resolution No. 2025-07-14-2108 recorded as Instrument Number 20250724000225470 in the Office of the Judge of Probate of Shelby County.
6. Declaration Of Conditions, Covenants And Restrictions recorded as Instrument Number 2025 \*                     in the Office of the Judge of Probate of Shelby County.

0811000245150



Filed and Recorded  
Official Public Records  
Judge of Probate, Shelby County Alabama, County  
Clerk  
Shelby County, AL  
08/12/2025 08:29:20 AM  
\$6025.00 JOANN  
20250812000245490

*Allen S. Bayl*