



JEFFERSON TITLE CORPORATION
P.O. Box 10481 • Birmingham, AL 35201 • (205) 328-8020

This instrument was prepared by

(Name) Eric L. Carlton, Attorney at Law

(Address) 3000 SouthTrust Tower, Birmingham, Alabama 35203

WARRANTY DEED

STATE OF ALABAMA

SHELBY

COUNTY

KNOW ALL MEN BY THESE PRESENTS:

That in consideration of Thirty-Six Thousand Dollars (\$36,000.00)

to the undersigned grantor (whether one or more), in hand paid by the grantee herein, the receipt whereof is acknowledged, I or we,

EWELL W. ROBINSON and LOIS S. ROBINSON, husband and wife

(herein referred to as grantor, whether one or more), grant, bargain, sell and convey unto

ROBINWOOD, INC., an Alabama corporation

(herein referred to as grantee, whether one or more), the following described real estate, situated in

Shelby County, Alabama, to-wit:

Lot #6, in Block N, according to Lyman's Addition to the Town of Montevallo, as recorded in Map Book 3, Page 27, in the Probate Office of Shelby County, Alabama.

SUBJECT TO:

1. Current year's ad valorem taxes due and payable October 1, 1988.
2. All existing easements and rights of way, whether or not recorded.

By acceptance hereof, grantee agrees and acknowledges that no warranty is herein made as to the condition of improvements located on the above-described real estate, which are conveyed on an AS-IS basis. \$34,000.00 of the purchase price is evidenced by Purchase Money Mortgage dated of even date herewith.

TO HAVE AND TO HOLD to the said grantee, his, her or their heirs and assigns forever.

And I (we) do, for myself (ourselves) and for my (our) heirs, executors and administrators, covenant with said grantee, his, her or their heirs and assigns, that I am (we are) lawfully seized in fee simple of said premises; that they are free from all encumbrances, unless otherwise stated above; that I (we) have a good right to sell and convey the same as aforesaid; that I (we) will, and my (our) heirs, executors and administrators shall warrant and defend the same to the said grantee, his, her or their heirs and assigns forever, against the lawful claims of all persons.

IN WITNESS WHEREOF, I (we) have hereunto set my (our) hand(s) and seal(s) as of the first

day of January, 19 88

See entry 200
Book 330
Page 700
550
STATE OF ALA. SHELBY CO.
I CERTIFY THIS
INSTRUMENT WAS FILED (SEAL)

Ewell W. Robinson (SEAL)
EWELL W. ROBINSON

88 APR 15 PM 2:54
J. Thomas G. ...
JUDGE OF PROBATE

Lois S. Robinson (SEAL)
LOIS S. ROBINSON

(SEAL) _____ (SEAL)

STATE OF ALABAMA

JEFFERSON

COUNTY

General Acknowledgment

a Notary Public in and for said County,

I, _____
in said State, hereby certify that Ewell W. Robinson and Lois S. Robinson

whose name(s) are signed to the foregoing conveyance, and who are known to me, acknowledged before me on this day, that, being informed of the contents of the conveyance, they executed the same voluntarily on the day the same bears date.

Given under my hand and official seal this 15th day of January, A.D. 19 88

Robinwood, Inc

Pat M Arnold
Notary Public

BOOK 180 PAGE 251