

SEND TAX NOTICE TO:

Kenneth Dennis
(Name) Clifford Hardy, Jr.
2830 C Rd 61 NO
(Address) Wilsonville AZ 35180

1433

This instrument was prepared by

(Name) Mike T. Atchison, Attorney at Law

(Address) P.O. Box 822 Columbiana, Alabama 35051

Form 1-1-27 Rev. 1-66

WARRANTY DEED—Lawyers Title Insurance Corporation, Birmingham, Alabama

STATE OF ALABAMA

SHELBY COUNTY

KNOW ALL MEN BY THESE PRESENTS:

That in consideration of Fifty Six Thousand and no/100

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

Fred Wayne Horton, a married man
(herein referred to as grantor, whether one or more), grant, bargain, sell and convey unto

Kenneth Dennis and Clifford Hardy, Jr.
(herein referred to as grantees, whether one or more), the following described real estate, situated in
SHELBY County, Alabama, to-wit:

The North 1/2 of the Northeast 1/4 of Section 4, Township
22, Range 1 West. Situated in Shelby County, Alabama.

The property conveyed herein does not constitute the homestead of the grantor, or of his spouse.

1. Deed Tax	\$ 56.00
2. Mtg. Tax	\$
3. Recording Fee	\$ 2.50
4. Indexing Fee	\$ 3.00
5. No Tax Fee	\$
6. Certified Fee	\$ 1.00
Total	\$ 62.50

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

And I (we) do for myself (ourselves) and for my (our) heirs, executors, and administrators covenant with the said GRANTEES, 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 noted 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 GRANTEES, their heirs and assigns forever, against the lawful claims of all persons.

IN WITNESS WHEREOF, I have hereunto set my hands(s) and seal(s), this 20 day of April, 1990.

STATE OF ALA. SHELBY CO.
I CERTIFY THIS
INSTRUMENT WAS FILED (Seal)

90 APR 20 PM 2:42 (Seal)

Judge of Probate (Seal)

Fred Wayne Horton (Seal)
Fred Wayne Horton (Seal)
(Seal)

STATE OF ALABAMA

SHELBY COUNTY

General Acknowledgment

I, the undersigned, a Notary Public in and for said County, in said State, hereby certify that Fred Wayne Horton whose name is signed to the foregoing conveyance, and who is known to me, acknowledged before me on this day, that, being informed of the contents of the conveyance he executed the same voluntarily on the day the same bears date.

Given under hand and official seal this 20 day of April, A.D., 1990.

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