

This instrument was prepared by  
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808

**WARRANTY DEED**

**STATE OF ALABAMA  
SHELBY COUNTY**

**KNOW ALL MEN BY THESE PRESENTS:**

That in consideration of Ten and No/100 Dollars (\$10.00) and any other good and valuable consideration to the undersigned grantor (whether one or more), in hand paid by the grantee herein, the receipt whereof is acknowledged, I, Marvin Roberson, a single man, (herein referred to as grantor), whether one or more, grant, bargain, sell and convey unto Michael Horton and wife, June Horton, the following described real estate, situated in Shelby County, Alabama, to-wit:

All that property Northwest of County Road #78 of the following description: Commence at the SW corner of the SW1/4 of NW1/4, Section 31, Township 21 South Range 1 East, and run thence North along the West boundary of said Quarter Quarter Section 78 yards; thence East and perpendicular to said Quarter Quarter section 78 yards; thence South in perpendicular with the West boundary of said Quarter Quarter Section 78 Yards to the South boundary of said Quarter Quarter Section, thence West along the South boundary of said Quarter Quarter Section to point of beginning.

This conveyance is subject to easements and restrictions of record.

This instrument prepared without evidence of title condition or survey. There is no representation as to title or matters that might be revealed or survey, inspection or examination of title by the preparer of this instrument.

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

And I do for myself and for my heirs, executors and administrators covenant with the said GRANTEES, their heirs and assigns, that I am lawfully seized in fee simple of said premises; that they are free from all encumbrances unless otherwise noted

above; that I have a good right to sell and convey the same as aforesaid; that I will and my 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 and seals, this the \_\_\_ day of May, 1990.

Marvin Roberson (SEAL)  
Marvin Roberson

STATE OF ALABAMA  
SHELBY COUNTY

I, a Notary Public in and for said County, in said State, hereby certify that Marvin Roberson, a single man 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 my hand and official seal this the 11<sup>th</sup> day of May, 1990.

Donna M. Waldrop  
Notary Public

MY COMMISSION EXPIRES MARCH 20, 1993

STATE OF ALABAMA, SHELBY COUNTY  
I CERTIFY THIS  
INSTRUMENT WAS FILED

90 MAY 11 PM 2:31

Thomas W. [Signature]  
JUDGE OF PROBATE

1. Deed Tax	\$ 1.00
2. Mtg. Tax	\$ 5.00
3. Recording Fee	\$ 3.00
4. Indenting Fee	\$ 1.00
5. Notary Fee	\$ 1.00
6. Other	\$ 0.00
Total	\$ 10.00

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