

THIS INSTRUMENT PREPARED BY:

R. Timothy Estes, Esq.
Estes, Sanders & Williams, LLC
4501 Pine tree Circle
Vestavia Hills, Alabama 35243



20110818000243330 1/1 \$15.50
Shelby Cnty Judge of Probate, AL
08/18/2011 11:48:50 AM FILED/CERT

SEND TAX NOTICE TO:

Paige W. Pearson
165 Union Station Drive
Calera, AL 35040

STATUTORY WARRANTY DEED

STATE OF ALABAMA)

KNOW ALL MEN BY THESE PRESENTS:

COUNTY OF SHELBY)

That in consideration of **One Hundred Thirty-Four Thousand Twenty and 00/100 Dollars (\$134,020.00)** and other good and valuable consideration paid in hand by the GRANTEE herein to the undersigned GRANTOR, the receipt whereof is acknowledged,

D.R. Horton, Inc. - Birmingham

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

Paige W. Pearson

(herein referred to as GRANTEE, whether one or more), the following described real estate situated in SHELBY County, Alabama, to-wit:

Lot 55, according the Survey of Union Station Phase II, as recorded in Map Book 41, page 114, in the Probate Office of Shelby County, Alabama.

Mineral and mining rights excepted. Subject to: current taxes not yet due and payable, easements, conditions, covenants and restrictions of record.

\$130,602.00 of the consideration was paid from a mortgage loan closed simultaneously herewith.

TO HAVE AND TO HOLD, unto the said GRANTEE, her/his heirs and assigns forever.

Grantor makes no warranty or covenant 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 or adverse claim to the property described herein since the date of acquisition thereof by the Grantor.

By acceptance of this Deed, Grantee hereby covenants and agrees for himself/herself and his/her heirs and assigns that the Grantor shall not be liable for, and no action shall be asserted against Grantor for loss or damage on account of injuries to the property conveyed herein or to any buildings, improvements, or structures now or hereafter located upon the Property, or on account of past or future injuries to any owner, occupant or other person in or upon the property, which are caused by, or arise as a result of soil and/or subsurface conditions, known or unknown (including, without limitation, underground mines, sinkholes or other geological formations, deposits or conditions) under or on said property or any other property now or hereafter owned by Grantor, whether contiguous or non-contiguous to the Property sold hereunder. This covenant and agreement shall run with the land conveyed hereby as against Grantee, and all persons or entities holding under or through Grantee.

IN WITNESS WHEREOF, the said GRANTOR by its Assistant Secretary who is authorized to execute this conveyance, hereto set her signature and seal this the 10th day of August, 2011.

D. R. HORTON, INC. - BIRMINGHAM

BY: Brenda L. Gibson

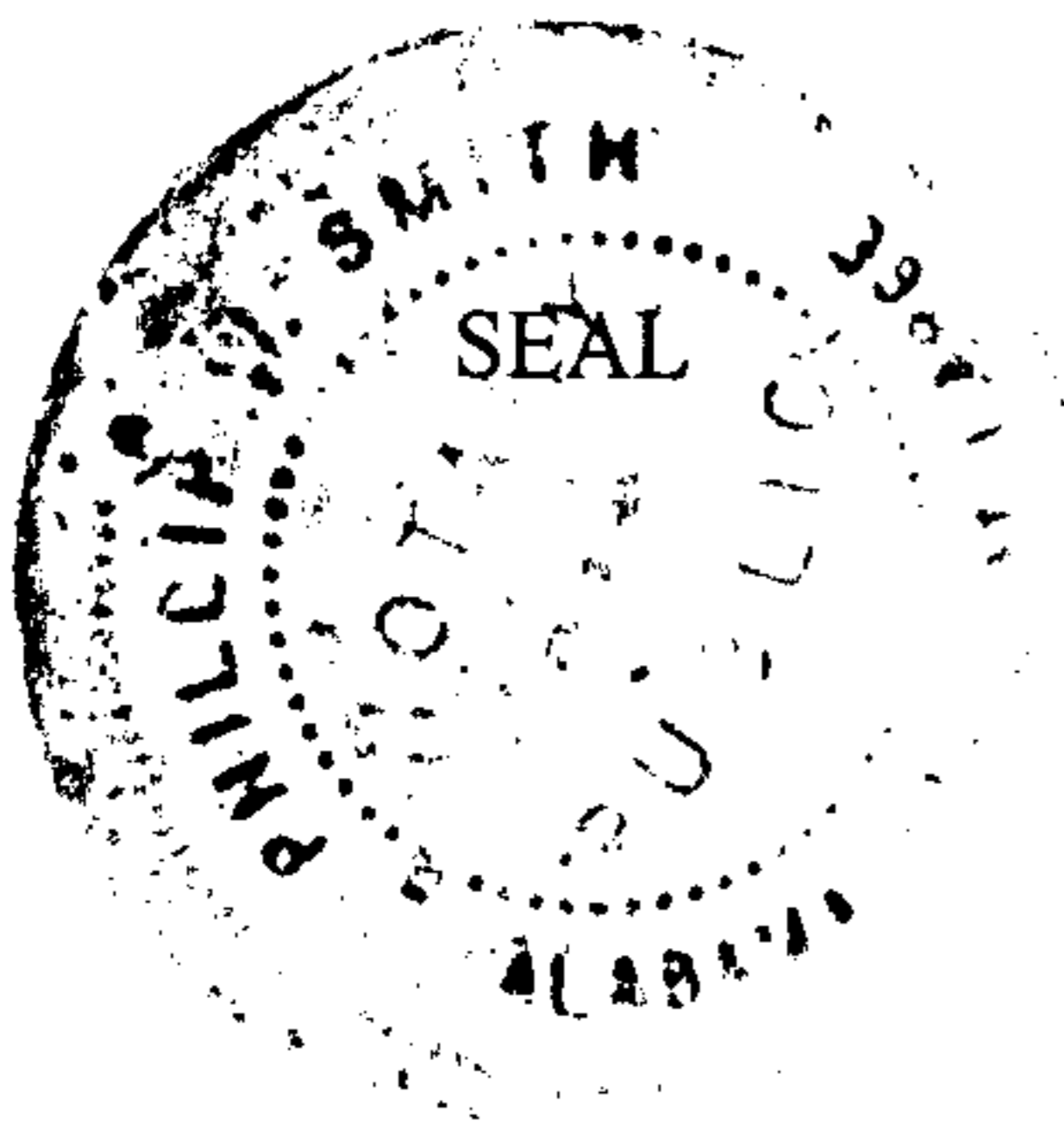
ITS: Assistant Secretary

STATE OF ALABAMA)

COUNTY OF JEFFERSON)

I, PHILLIP W. SMITH, the undersigned, a Notary Public in and for said County in said State, hereby certify that Brenda L. Gibson whose name as Assistant Secretary of D.R. HORTON, INC. - BIRMINGHAM a corporation, 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, as such officer and with full authority, executed the same voluntarily on the day the same bears date.

Given under my hand and official seal, the 10th day of August, 2011.



Notary Public

My Commission Expires: 12-10-11

Shelby County, AL 08/18/2011
State of Alabama
Deed Tax: \$3.50

11-0600