



20230905000266470 1/2 \$30.00
Shelby Cnty Judge of Probate, AL
09/05/2023 08:03:12 AM FILED/CERT

This instrument was prepared by:
Hornsby & Hornsby, Attorneys at Law
Matthew Hornsby, Esq.
2010 Old Springville Road, Suite 100
Birmingham, AL 35215

Send Tax Notice To:
Steven Ray Michael

WARRANTY DEED

**STATE OF ALABAMA * KNOW ALL MEN BY THESE PRESENTS,
SHELBY COUNTY ***

That in consideration of Five Thousand and NO/100 Dollars---(\$5000.00) to the undersigned grantor, **David Ray Michael, an unmarried man**, of 526 Clay Pit Road, Montevallo, AL 35115 (herein referred to as Grantor) in hand paid by the grantee herein, the receipt of which is hereby acknowledged, the said Grantor does by these presents, grant, bargain, sell and convey unto **Steven Ray Michael** (herein referred to as Grantee, whether one or more), the following described real estate situated in Shelby County Alabama, to-wit: *Steven Michael*

Lot 1-A, according to the Map of Field Pond Estates, as recorded in Map Book 33, Page *526 Clay Pit Rd Montevallo*
109, in the Probate Office of Shelby County, Alabama. *AL 35115*

Property Address: 526 Clay Pit Road, Montevallo, AL 35115

Subject to easements and restrictions of record and to current taxes, a lien but not yet payable. Mineral and mining rights excepted not owned by grantor.

Consideration herein taken from sales contract.

This instrument has been made using information provided by the grantor and grantee herein, without benefit of title opinion or survey.

TO HAVE AND TO HOLD, to the said GRANTEE, his, her or their heirs, or its successors, forever.

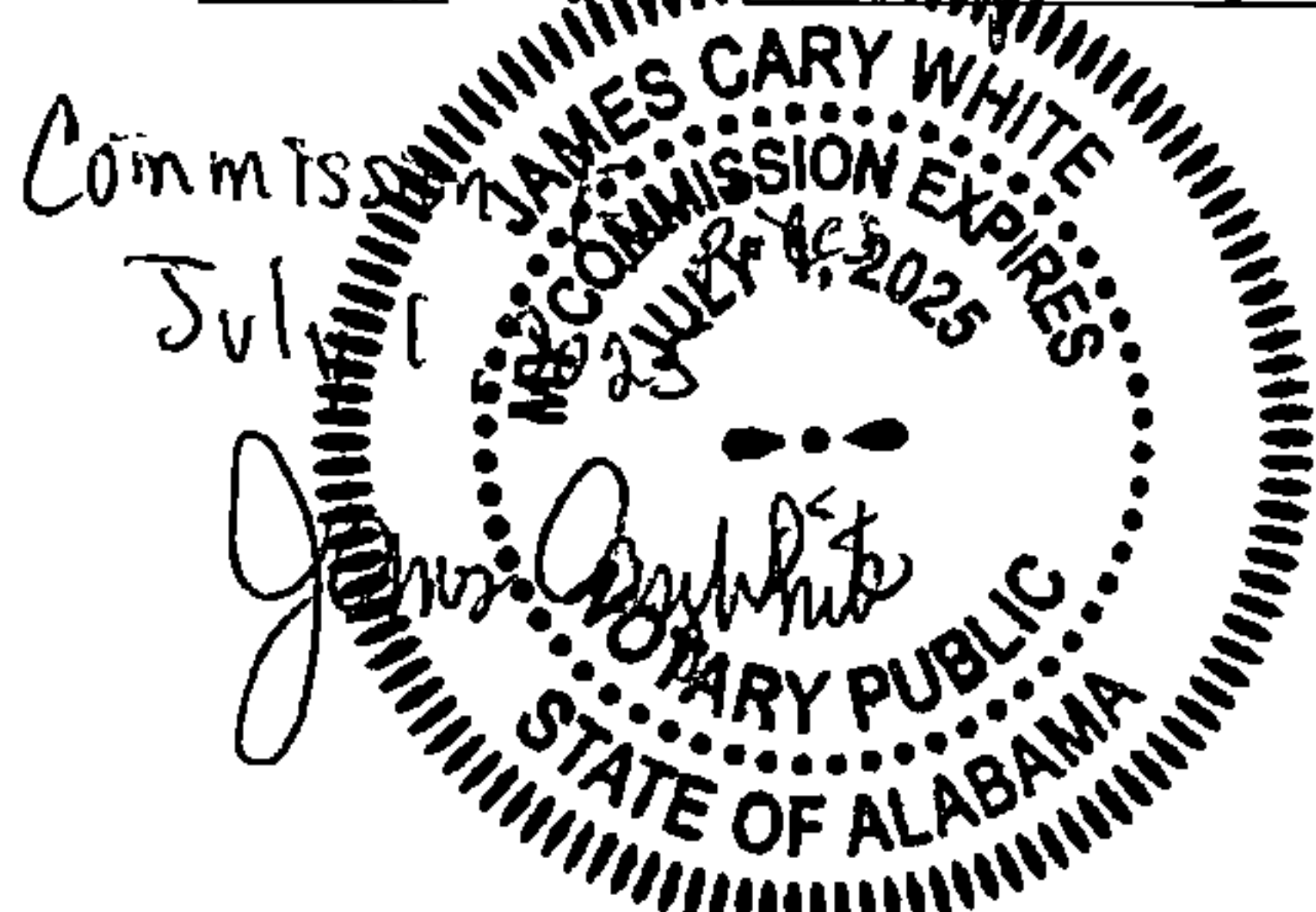
And said Grantor does for him/herself, his/her successors and assigns, covenant with said Grantees, their heirs and assigns, that he/she is lawfully seized in fee simple of said premises, that they are free from all encumbrances, that he/she has good right to sell and convey the same as aforesaid; and that he/she will and his/her successors and assigns shall warrant and defend the same to the said Grantees, their heirs, executors and assigns forever, against the lawful claims of all persons.

Shelby County, AL 09/05/2023
State of Alabama
Deed Tax: \$5.00



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IN WITNESS WHEREOF, the said Grantor has hereto set their signatures and seals, this
the 1st day of September, 2023.



David Ray Michael
David Ray Michael

STATE OF ALABAMA*
JEFFERSON COUNTY*

General Acknowledgment

I, the undersigned, a Notary Public in and for said County, in said State, hereby certify that **David Ray Michael, an unmarried man**, whose name is signed to the foregoing instrument, and who is known to me, acknowledged before me on this day, that being informed of the contents of the said instrument, he executed the same voluntarily on the day the same bears date.

Given under my hand and official seal, this 1st day of September, 2023.

My Commission Expires:

July 1, 2025

