

This instrument prepared by
(Name) Karl C. Harrison
(Address) Columbiana, Alabama

WARRANTY DEED- AMERICAN TITLE INS. CO., Birmingham, Alabama

STATE OF ALABAMA
Shelby COUNTY

KNOW ALL MEN BY THESE PRESENTS:

19730216000007450 1/1 \$.00
Shelby Cnty Judge of Probate, AL
02/16/1973 12:00:00 AM FILED/CERT

That in consideration of Thirty Seven Thousand Five Hundred and no/100-----Dollars

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

Billie Benton Baker and husband, Charles N. Baker

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

Eugene Wilkerson and Eloise W. Wilkerson

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

Lot 2 in the S $\frac{1}{2}$ of the NW $\frac{1}{4}$ Section 25, Township 20, Range 3 West, described as follows:
Commence at an iron stake on the east boundary of State Highway opposite a concrete culvert reference point north 8 deg. west 175 chains to the northeast corner of Jenkins lot where Keystone road leaves State Highway; thence south 41 deg. east 0.54 chains to post oak north 51 degrees east 0.46 chains to Elm; thence south 78 deg. east 6.40 chains to an iron stake; thence north 12 degrees east 3.20 chains to iron stake; thence north 78 degrees west 6.40 chains to State Highway right-of-way; thence south 12 degrees west 3.27 chains to point of beginning.
Mineral and mining rights excepted.

BOOK 278 PAGE 716

STATE OF ALA. SHELBY CO.
NOTARY PUBLIC
I HEREBY CERTIFY THIS
INSTRUMENT WAS FILED
1973 FEB 16 PM 2:48
UCC FILE NUMBER 00
REC. NO. 216 AS SHOWN ABOVE
C. H. HARRISON

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 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, We have hereunto set our hands(s) and seal(s), this 15 day of February, 1973.

Kathryn M. Thomas (Seal)

Kathryn M. Thomas (Seal)

(Seal)

Billie Benton Baker (Seal)

Charles N. Baker (Seal)

(Seal)

STATE OF ALABAMA
Shelby COUNTY

General Acknowledgment

I, Kathryn M. Thomas, a Notary Public in and for said County, in said State, hereby certify that Billie Benton Baker and husband, Charles N. Baker whose names 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 15 day of February, A. D., 1973.

Kathryn M. Thomas
Notary Public

My Commission Expires October 1, 1975