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american title insurance company

BIRMINGHAM, ALABAMA

This instrument was prepared by

(Name) Alan Burdette, Attorney

12 24th Avenue NW

(Address) Birmingham, AL 35215

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

STATE OF ALABAMA

SHELBY COUNTY

KNOW ALL MEN BY THESE PRESENTS:

That in consideration of THIRTY THREE THOUSAND AND NO/100 (\$33,000.00) DOLLARS

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

Jeffrey L. Baggett and wife Elise A. Baggett

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

Mike T. Hyde D/B/A
Hyde Construction Company
& Management

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

Lot 19, Altadena Woods, 5th Sector, according to the map of Altadena Woods, 2nd and 5th Sectors, as recorded in Map Volume 10, on Page 54, in the Office of the Judge of Probate of Shelby County, Alabama; said map also being recorded in Map Volume 151, Page 25, in the Office of the Judge of Probate of Jefferson County, Alabama.

Subject to easements, reservations and restrictions of record.

BOOK 241 PAGE 314

NOTARY PUBLIC
I CERTIFY THIS INSTRUMENT WAS FILED
89 JUN -5 PM 1:07
TAX 1d in Jefferson Co.
JUDGE OF PROBATE

- 1. Deed AND TAX COLLECTED
- 2. Mig. Tax
- 3. Recording Fee 2.50
- 4. Indexing Fee 3.00
- TOTAL 5.50

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 9th day of May, 19 89.

STATE OF ALA. JEFFERSON CO.
I CERTIFY THIS INSTRUMENT WAS FILED ON

1989 MAY 23 AM 9:30

3300
452
3750

RECORDED IN...
TAXES COLLECTED ON THIS INSTRUMENT

Judge of Probate

Jeffrey L. Baggett (Seal)
Jeffrey L. Baggett
Elise A. Baggett (Seal)
Elise A. Baggett (Seal)

STATE OF ALABAMA
JEFFERSON COUNTY

General Acknowledgment

The Undersigned, a Notary Public in and for said County, in said State, hereby certify that Jeffrey L. Baggett and wife Elise A. Baggett whose name 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 9th day of May, A. D., 1989

The Public Seal

Marie Hancock