

SEND TAX NOTICE TO:

(Name) Robert F. Stewart and  
Elizabeth A. Stewart  
 (Address) 147 8th Street, SW  
Alabaster, Alabama 35007

This instrument was prepared by

(Name) W. L. Longshore, III  
 (Address) 1900 City Federal Building, Birmingham, Alabama 35203

Form 1-1-27 Rev. 1-66

WARRANTY DEED—Lawyers Title Insurance Corporation, Birmingham, Alabama

STATE OF ALABAMA

SHELBY COUNTY

KNOW ALL MEN BY THESE PRESENTS:

That in consideration of Forty Thousand and 00/100-----Dollars (\$40,000.00)

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

Baker Properties, Ltd., an Alabama Limited Partnership

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

Robert F. Stewart and wife, Elizabeth A. Stewart, as joint tenants, with right of survivorship

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

Lot D-1, according to the Amended Map of Baker Properties, Ltd. Land Division, #2 as recorded in Map Book 14, Page 29 in the Probate Office of Shelby County, Alabama; being situated in Shelby County, Alabama.

SUBJECT TO:

1. General and special taxes or assessments for 1990 and subsequent years not yet due and payable.
2. Southern Natural Gas Co. pipeline easement traversing the subject property as shown on the recorded plat.
3. Restrictions, covenants and conditions as set out in instrument recorded in Real 177, Page 961 in Probate Office.
4. Transmission Line Permit to Alabama Power Company as shown by instrument recorded in Deed Book 155 Page 104 in Probate Office.

All of the above recited purchase price was paid from mortgage loan closed simultaneously herewith.

No mobile homes shall be allowed to be placed upon the property at any time.

TO HAVE AND TO HOLD to the said grantees, 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,..... have hereunto set..... hands(s) and seal(s), this..... 19th..... day of..... September....., 19..... 90

STATE OF ALA. SHELBY CO.  
 I CERTIFY THIS  
 INSTRUMENT WAS FILED  
 90 SEP 21 PM 3:09  
 JUDGE OF PROBATE

Richard M. Baker (Seal)  
 RICHARD M. BAKER, General Partner  
Elizabeth B. Leath (Seal)  
 ELIZABETH B. LEATH, General Partner

STATE OF ALABAMA

..... COUNTY

General Acknowledgment

I, W. L. Longshore, III, a Notary Public in and for said County, in said State, hereby certify that Richard M. Baker, General Partner & Elizabeth B. Leath, General Partner 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..... 19th..... day of..... September..... A. D., 1990.....

BOOK 310 PAGE 922

16.00  
 3.50  
 1.00  
 16.50