

#1690

THE STATE OF ALABAMA §
COUNTY §

KNOW ALL MEN BY THESE PRESENTS, That in consideration of One thousand & no/100- - - - -
DOLLARS to the undersigned grantors Max Baer and wife, Marian Baer, Sol Baer, an unmarried man, Lewis Baer,
an unmarried man, and Aaron Baer, an unmarried man in hand paid by A.B . Baxley the receipt whereof is
acknowledged we the said Max Baer, Marian Baer, Sol Baer, Lewis Baer, and Aaron Baer do grant, bargain,
sell and convey unto the said A.B. Baxley the following described real estate, to wit:

Lot # 1, Block 48, Dunston's survey of the map of Calera, Alabama,
deminsons as follows: 58 feet fronting on Montgomery Avenue, running
back to alley 150 feet on the north side of Eighth Avenue,
situated in Shelby County, Alabama.

TO HAVE AND TO HOLD , To the said A.B. Baxley, his heirs and assigns, forever.

And we do, for ourselves and for our heirs, executors and administrators, covenant with the said A.B. Baxley, his heirs and assigns, that we are lawfully seized in fee simple of said premises; that they are free from all incumbrances; that we have a good right to sell and convey the same as aforesaid; that we will, and our heirs, executors and administrators shall, warrant and defend the same to the said A. B. Baxley, his heirs and assigns forever, against the lawful claims of all persons.

IN WITNESS WHEREOF, we have hereunto set our hands and seals, this 23rd day of May, 1944.

Max Baer (SEAL)
Marian Baer (SEAL)
Sol Baer (SEAL)
Lewis Baer (SEAL)
By Max Baer as Attorney-in-fact
Aaron Baer (SEAL)
By Max Baer as Attorney-in-fact

State of Alabama,
Shelby County.

I, Frances McLain, a Notary Public in and for said County and for said State, hereby certify that Max Baer, whose name is signed to the foregoing conveyance as Attorney-in-Fact for Lewis Baer and Aaron Baer, and who is known to me, acknowledged before me on this day that being informed of the contents of this conveyance and with full authority thereunto, he executed said conveyance voluntarily on the day the same bears date, as Attorney-in-fact for Lewis Baer and Aaron Baer.

Given under my hand this the 23rd day of May, 1944.

Frances McLain
Notary Public

THE STATE OF ALABAMA
SHELBY COUNTY

I, Frances McLain, a Notary Public , in and for said County, in said State, hereby certify that Max Baer and wife, Marian Baer, and Sol. Baer, an unmarried man, 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 this conveyance, they executed the same voluntarily on the day the same bears date.

Given under my hand this 23rd day of May, A.D. 1944.

Frances McLain,
Notary Public

THE STATE OF ALABAMA
SHELBY COUNTY

I, Frances McLain, a Notary Public in and for said County, in said State, hereby certify that on the 23rd day of May, 1944, came before me the within named Marian Baery, known to me (or made known to me) to be the wife of the within named Max Baer, who, being examined separate and apart from the husband touching her signature to the within deed, acknowledged that she signed the signed the

same of her own free will and accord, without fear, constraint or threats on the part of the husband.

IN WITNESS WHEREOF, I hereunto set my hand this 23rd day of May, A.D. 1944.

Frances McLain
Notary Public

Filed in the office of the Probate Judge the 27th day of May, 1944, at 10 o'clock A.M. and recorded in the Deed Record 118 on page 429 on this the 27th day of May, 1944.

STATE OF ALABAMA
SHELBY COUNTY

L.C. Walker,

I hereby certify that
\$1.00 Privilege Tax
has been paid on the within
instrument as required by
law.

Judge of Probate

L. C. WALKER,
JUDGE OF PROBATE

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