

This instrument was prepared by

(Name) Jim McClain Realty Company, Inc.  
(Address) 3166 Cahaba Heights Plaza, Birmingham, Ala.

*7709*  
*over 2nd*  
Jefferson Land Title Service Co., Inc.  
AGENTS FOR  
Mississippi Valley Title Insurance Company

CORPORATION FORM WARRANTY DEED, JOINTLY FOR LIFE WITH REMAINDER TO SURVIVOR

*See Mtg 333-31*

STATE OF ALABAMA }  
COUNTY OF Shelby } KNOW ALL MEN BY THESE PRESENTS,

That in consideration of Sixty five thousand five hundred and no/100 - - - - - (65,500.00) - - -

to the undersigned grantor, WEB Homebuilders a corporation,  
(herein referred to as GRANTOR), in hand paid by the GRANTEES herein, the receipt of which is hereby acknowledged, the  
said GRANTOR does by these presents, grant, bargain, sell and convey unto  
John L. Baker and Joyce M. Baker , his wife

(herein referred to as GRANTEES) for and during their joint lives and upon the death of either of them, then to the survivor  
of them in fee simple, together with every contingent remainder and right of reversion, the following described real estate,  
situated in Shelby County, Alabama.

Lot 7, according to the survey of Indian Valley, Ranchettes, as recorded in Map Book 5, page  
77, in the Probate Office of Shelby County, Alabama.

Mineral and mining rights and rights incident thereto recorded in Volume 181, page 385,  
in said Probate Office.

Subject to easements and restrictions of record.

\$46,500.00 of the purchase price recited above was paid from mortgage loan closed  
simultaneously herewith, held by Home Federal Savings and Loan Association.

19730802000043570 1/1 \$ .00  
Shelby Cnty Judge of Probate, AL  
08/02/1973 12:00:00 AM FILED/CERT

STATE OF ALA. SHELBY CO.  
I CERTIFY THIS  
INSTRUMENT WAS FILED  
1973 AUG -2 AM 8:41  
U.C.C. FILE NUMBER OR  
REC. BK. & PAGE AS SHOWN ABOVE  
Conrad McCloud  
JUDGE OF PROBATE

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BOOK TO HAVE AND TO HOLD, To the said GRANTEES for and during their joint lives and upon the death of either of  
them, then to the survivor of them in fee simple, and to the heirs and assigns of such survivor forever, together with every con-  
tingent remainder and right of reversion. And said GRANTOR does for itself, its successors and assigns, covenant with said  
GRANTEES, their heirs and assigns, that is lawfully seized in fee simple of said premises, that they are free from all encum-  
brances,

that it has a good right to sell and convey the same as aforesaid, and that it will and its 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.

IN WITNESS WHEREOF, the said GRANTOR, by its said President, James T. McClain  
who is authorized to execute this conveyance, has hereto set its signature and seal, this the 25th day of July, 19 73

ATTEST:

Ralph S. Tully  
Secretary

By James T. McClain  
President

STATE OF  
COUNTY OF

I, the undersigned  
State, hereby certify that James T. McClain  
whose name as President of WEB Homebuilders  
a corporation, is signed to the foregoing conveyance, and who is known to me, acknowledged before me on this day that, being  
informed of the contents of the conveyance, he, as such officer and with full authority, executed the same voluntarily for and as  
the act of said corporation,

Given under my hand and official seal, this the 25th day of July, 19 73

a Notary Public in and for said County in said  
NOTARY  
MICHAEL T. BOYD  
Notary Public