

This instrument was prepared by

(Name).....Delia Gulino

(Address).....Route 1, Box 479, Helena, Alabama 35080.

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.....TWENTY THOUSAND DOLLARS ONLY.....

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

CARL J. PIPER AND WIFE, SARA ANN W. PIPER

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

SUSAN C. BAYLISS

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

Estate No. 7, according to the Survey of Wildwood Park Residential Estates as recorded in Map Book 5, Page 78, in the Probate Office of Shelby County, Alabama.

Subject to: Title to all minerals within and underlying the premises, together with all mining rights and other rights, privileges and immunities relating thereto as recorded in Deed Book 42, Page 246. Right of Way granted to Alabama Power Company by instrument(s) recorded in Deed Book 124, Page 493 and Deed Book 214, Page 631. Easements and building line as shown on recorded map. Restrictions appearing of record in Deed Book 269, Page 534. Right of Way in favor of Alabama Power Company and Southern Bell Telephone and Telegraph Company by instrument(s) recorded in Deed Book 271, Page 557.

BOOK 296 PAGE 736

19760202000006390 1/1 \$.00
Shelby Cnty Judge of Probate, AL
02/02/1976 12:00:00AM FILED/CERT

STATE OF ALA. SHELBY CO.
I CERTIFY THIS
INSTRUMENT WAS FILED
1976 FEB -2 AM 8:38
Deed Book 200
Carroll J. Piper
JUDGE OF PROBATE

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 22nd day of January, 1976.

.....(Seal)

.....(Seal)

.....(Seal)

.....(Seal)
(Carl J. Piper)

.....(Seal)
(Sara Ann W. Piper)

STATE OF ALABAMA

JEFFERSON COUNTY

General Acknowledgment

I, the undersigned, a Notary Public in and for said County, in said State, hereby certify that Carl J. Piper and wife, Sara Ann W. Piper 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 have executed the same voluntarily on the day the same bears date.

Given under my hand and official seal this 22nd day of January, A. D., 1976.

.....
Notary Public.