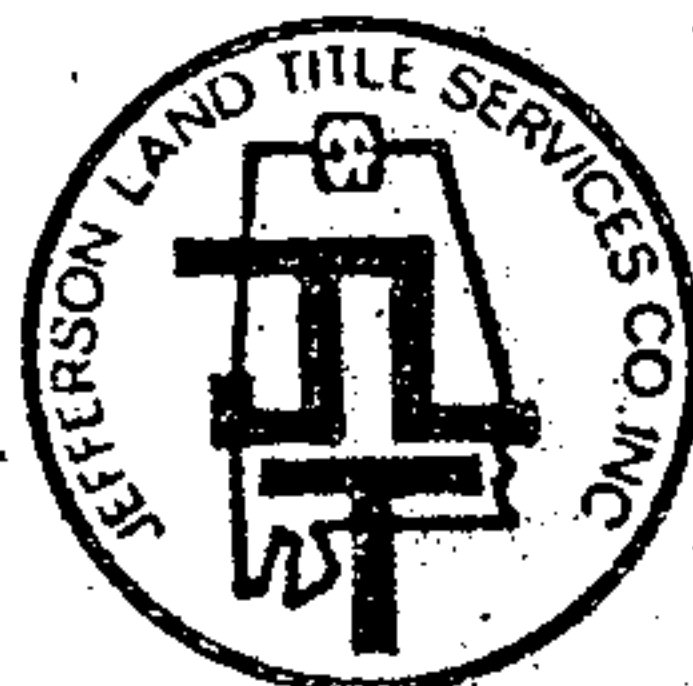


This instrument was prepared by

(Name) Larry J. Baker, Baker Enterprises
813 Shades Creek Parkway
(Address) Birmingham, AL



Jefferson Land Title Services Co., Inc.
316 21ST NORTH • P.O. BOX 10481 • PHONE (205)-328-8020
BIRMINGHAM, ALABAMA 35201
AGENTS FOR
Mississippi Valley Title Insurance Company

1003

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

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

That in consideration of One Hundred Forty-Eight Thousand and no/100

to the undersigned grantor, Baker Enterprises, Inc. 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

Richard M. Champion and Shannon P. Champion

(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

Lot 1, Block 5, according to the Plat of Applecross, a subdivision of
Inverness, as recorded in Map Book 6, Page 42 A & B, in the Office of
the Judge of Probate of Shelby County, Alabama.

BOOK 307 PAGE 472



19770826000089730 1/1 \$.00
Shelby Cnty Judge of Probate, AL
08/26/1977 12:00:00AM FILED/CERT

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 President, Larry J. Baker
who is authorized to execute this conveyance, has hereto set its signature and seal, this the 16th day of August 1977

ATTEST:

[Signature]
President

Secretary

STATE OF Alabama
COUNTY OF Jefferson

tax pd. on mty. 368.834
26 AUG 11:57
Rec. 1.50
Ind. 2.50

Dauna G. Koonce

a Notary Public in and for said County in said

I, *[Signature]*
State, hereby certify that *Judge* Larry J. Baker
whose name as the President of Baker Enterprises, Inc.
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 16th day of August 1977

[Signature]
Notary Public