

8384

THE STATE OF ALABAMA, SHELBY COUNTY

Know All Men by these Presents: That for and in consideration of Ten Dollars and other
good and valuable consideration DOLLARS
 to the undersigned grantor Phillip Baer, an unmarried man
 in hand paid by Eason Mitchell, the receipt
 whereof is hereby acknowledged I do grant, bargain, sell, and convey unto the
 said Eason Mitchell the following described real estate, to wit:

Lot No. 13 in Block 1 according to Dunstan's Map and Survey of the Town of Calera, Alabama, described as commencing on the North line of 18th Avenue, also being Montevallo Highway, at the Southwest corner of Lot 12 in said Block 1 and run West along the North line of said 18th Avenue 130 feet to the Southwest corner of said Block 1; thence North 30 feet to the Northwest corner of said Block 1; thence in a Northeasterly direction and parallel with the right-of-way of the Southern Railway Company 115 feet to the Northwest corner of said Lot 12; thence in a Southerly direction along the West line of said Lot 12, 85 feet to the point of beginning, being situated in Shelby County, Alabama.

19780302000026500 1/2 \$.00
 Shelby Cnty Judge of Probate, AL
 03/02/1978 12:00:00AM FILED/CERT

situated in Shelby County, Alabama.

To Have and to Hold to the said Eason Mitchell
his heirs and assigns forever.

And I do, for myself and my heirs, executors, and administrators, covenant with said Eason Mitchell, heirs and assigns, that

I am lawfully seized in fee simple of said premises; that they are free from all incumbrances, and that I have a good right to sell and convey the same as aforesaid; that I will, and my heirs, executors, and administrators shall, warrant and defend the same to the said Eason Mitchell and his heirs, executors, and assigns, forever, against the lawful claims of all persons.

Given under my hand and seal, this day of February, 19 78.

Witness:

Phillip A. Baer (L. S.)
 _____ (L. S.)
 _____ (L. S.)
 _____ (L. S.)

Eason Mitchell

0.0 7. 550

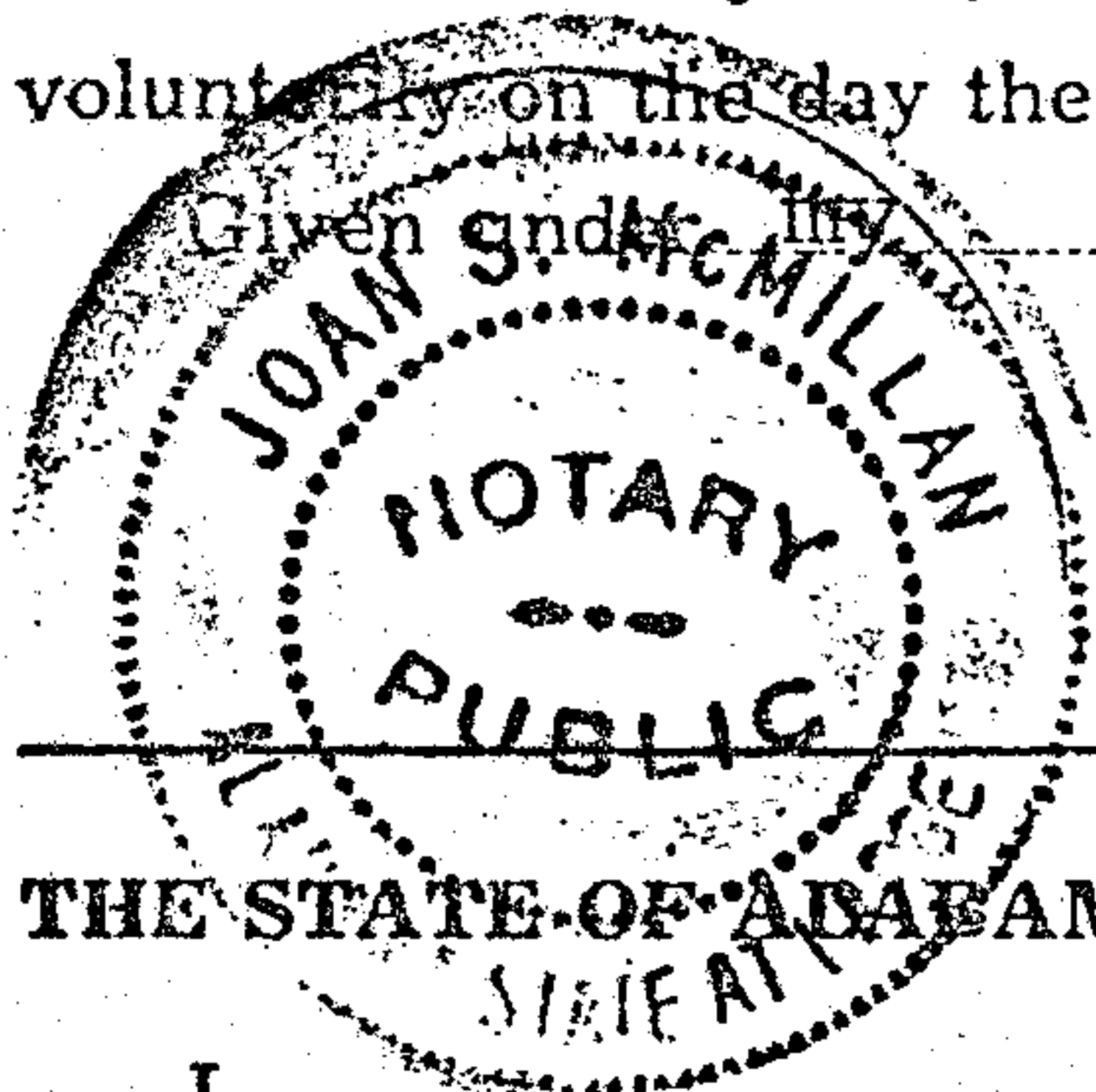
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BOOK 310 PAGE 778

THE STATE OF ALABAMA, SHELBY COUNTY

I, _____ the undersigned, a Notary Public _____ in and for said State and County, do hereby certify that Phillip Baer, an unmarried man whose name is signed to the foregoing conveyance, and who is known to me, acknowledged before me this day that, being informed of the contents of the conveyance, he executed the same voluntarily on the day the same bears date.

Given under my hand and seal, this _____ day of February, 19 78.



Joan S. McMillan

THE STATE OF ALABAMA, _____ COUNTY

I, _____ in and for said State and County, do hereby certify that on the _____ day of _____, 19____, came before me the within named _____, known to me to be the wife of the within named _____ who being examined separate and apart from the husband touching her signature to the within conveyance acknowledged that she signed the same of her own free will and accord, and without fear, constraint, or threats on the part of the husband.

In witness whereof, I hereto set my hand, this _____ day of _____, 19____.

STATE OF ALA. SHELBY CO.
I CERTIFY THIS INSTRUMENT WAS FILED
1978 MAR -2 AM 11:13
Deed Tax 8.00
Rec. 3.00
12.00

Thomas A. Snowden, Jr.
JUDGE OF PROBATE

TO

WARRANTY DEED

THE STATE OF ALABAMA

COUNTY

I hereby certify that this conveyance was filed

in my office for record on the _____ day of _____

19____

at _____ o'clock _____ M., and was duly

recorded in Vol. _____ page _____

of Record of Deeds, and that \$ _____

Deed Tax has been paid as required by law.

Judge of Probate.

Recording Fee, \$ _____



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