

This instrument was prepared by

(Name) HARRISON, CONWILL & HARRISON

(Address) COLUMBIANA, ALABAMA 35051



Jefferson Land Title Services Co., Inc.

316 21ST NORTH • P. O. BOX 10491 • PHONE (205) 328-8020

BIRMINGHAM, ALABAMA 35201

AGENTS FOR

Mississippi Valley Title Insurance Company

WARRANTY DEED

843

STATE OF ALABAMA

SHELBY COUNTY }

KNOW ALL MEN BY THESE PRESENTS:

That in consideration of One and no/100 DOLLARS

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

Lewis Baer and wife, Sadie Baer

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

Howard Baer

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

Lots 1 to 8 inclusive, Block 256, Dunstan's Map of Calera, Shelby County, Alabama

BOOK 311 PAGE 653



19780425000048960 1/1 \$.00
Shelby Cnty Judge of Probate, AL
04/25/1978 12:00:00AM FILED/CERT

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 said grantee, his, her or 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 stated 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 grantee, his, her or their heirs and assigns forever, against the lawful claims of all persons.

IN WITNESS WHEREOF, I (we) have hereunto set my (our) hand(s) and seal(s) this 25
day of April, 19 78.

Lewis Baer

Lewis Baer

Sadie Baer

Sadie Baer

STATE OF ALA. SHELBY CO. (SEAL)

I CERTIFY THIS
INSTRUMENT WAS FILED

deed tax .150
1978 APR 25 AM 11:00 (SEAL)
Rec. 1.50

Thomas G. Snowden
JUDGE OF PROBATE (SEAL)

STATE OF ALABAMA
SHELBY COUNTY }

General Acknowledgment

I, the undersigned a Notary Public in and for said County,
in said State, hereby certify that Lewis Baer and wife, Sadie Baer

whose name(s) 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, they executed the same voluntarily on the day the same bears date.

Given under my hand and official seal this 25 day of April, A.D. 19 78.

Howard Baer
301-159
Calera, Ala.
Form AL

Gene W. Northcutt
Notary Public
Notary Public, State of Alabama