



This instrument was prepared by

SEND TAX NOTICE TO:
Richard L. Baldwin

(Name) Courtney H. Mason, Jr.
(Address) 1442 Montgomery Highway

WARRANTY DEED, JOINT TENANTS WITH RIGHT OF SURVIVORSHIP

STATE OF ALABAMA

Jefferson COUNTY

KNOW ALL MEN BY THESE PRESENTS,

That in consideration of Twenty-Five Thousand and no/100 DOLLARS

to the undersigned grantor or grantors in hand paid by the GRANTEES herein, the receipt whereof is acknowledged, we,
Daniel M. Paladino, a married man and Marilyn A. Paladino, an unmarried woman
(herein referred to as grantors) do grant, bargain, sell and convey unto

Richard L. Baldwin and wife, Mary Jo Baldwin

(herein referred to as GRANTEES) as joint tenants with right of survivorship, the following described real estate situated in
Shelby County, Alabama to-wit:

Lot 3, according to the Survey of Scottsdale - First Addition,
as recorded in Map Book 7, Page 14, in the Office of the Judge
of Probate of Shelby County, Alabama.

Subject to current taxes, easements and restrictions of record.

And as further consideration the grantees herein expressly assume and promise
to pay that certain mortgage to Collateral Investment Company, recorded in Shelby
Mortgage Book 378, Page 7, in said Probate Office, according to the terms and
conditions of said mortgage and the indebtedness thereby secured.

THE ABOVE SELLER, DANIEL M. PALADINO, AFFIRMS THAT THIS PROPERTY IS NOT
HIS OR HIS PRESENT WIFE'S, MARGARET PALADINO'S, HOMESTEAD. THEIR HOMESTEAD
IS 207 PLANCEER PLACE, PEACHTREE CITY, GEORGIA 30269.

TO HAVE AND TO HOLD to the said GRANTEES as joint tenants with right of survivorship.

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 (we) are lawfully seized in fee simple of said premises; that they are free from all encumbrances unless other-
wise 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 hand(s) and seal(s), this 25th
day of June, 19 84

WITNESS:

STATE OF ALA. SHELBY CO.
I CERTIFY THIS
INSTRUMENT WAS FILED

1984 JUN 28 AM 8:42

(Seal)

(Seal)

(Seal)

(Seal)

(Seal)

(Seal)

Daniel M. Paladino

Marilyn A. Paladino

STATE OF ALABAMA

Jefferson COUNTY

General Acknowledgment

I, the undersigned

, a Notary Public in and for said County, in said State,
hereby certify that Daniel M. Paladino, a married man and Marilyn A. Paladino, an unmarried woman
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 25th day of June A. D., 19 84