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Form 43A-2-WARRANTY DEED

Prepared by Edna E. Castleberry

ROBERTS & SON, BIRMINGHAM

P.O. Box 1186 - Alabaster, Ala. 35007

THE STATE OF ALABAMA, Shelby COUNTY

Know All Men by these Presents: That for and in consideration of

\$Ten Dollars and other consideration.

DOLLARS

to the undersigned grantor Maggie Peal Crawford a single woman

in hand paid by Howard E. Baker and Toni L. Baker (wife)

, the receipt

whereof is hereby acknowledged

I

do grant, bargain, sell, and convey unto the

said Howard E. Baker - Toni L. Baker (wife)

the following described real estate, to wit:

Commencing at a point Three Hundred and Sixty feet (360), East of the Louisville & Nashville Railroad Right of way, Thence running East Sixty (60) feet along North side of Montevallo and Columbiana road, thence North three hundred (300) feet, thence West sixty (60) feet, thence South three hundred (300) feet to point of beginning; this being part of the S.W. Corner of lot 8 plat of lands deeded by S&N Alabama Railroad Company To Mrs. Donelson, Mrs. Boyle, Mrs. Kelley and others; Said plat of land lying and being in the Town of Calera, County of Shelby, State of Alabama.

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situated in Shelby County, Alabama.

To Have and to Hold to the said Howard E. Baker and Toni L. Baker (wife)

heirs and assigns forever.

And I do, for my

heirs, executors, and administrators, covenant

with said Howard E. Baker and Toni L. Baker (wife)

, heirs and assigns, that

I 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

Howard E. Baker and Toni L. Baker (wife) heirs, executors, and assigns, forever,

against the lawful claims of all persons.

Given under my hand and seal, this 30 day of June, 19 87

Witness:

Thomas M. Black Sr.

Maggie Peal Crawford (S.)

(L. S.)

(L. S.)

(L. S.)

✓  
Maggie Peal Crawford  
Sole Proprietor  
Birmingham, Ala.

THE STATE OF ALABAMA, Shelby COUNTY

I, Edna E. Castleberry a notary State of Alabama in and for said State and County, do hereby certify that Maggie Peel Crawford a single woman 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, her executed the same voluntarily on the day the same bears date.

Given under my hand and seal, this 30 day of June, 19 87.

5/11/91 Term Expires

Edna E. Castleberry

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

1. Dead Tax \$ 11.00

2. Mtg Tax

3. Recording Fee 5.00

4. Indexing Fee 1.00

TOTAL 17.00

1987 JUL -6 AM 11:38

Thomas A. Shoultz, Jr.  
JUDGE OF PROBATE

copy of

mail  
TO  
Howard E. Baker

John H. Baker  
PO Box 2 - Celera Ala

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, \$ \_\_\_\_\_