

Send Tax Notice To:

Mary Jane Baker
368 Talon Drive
Birmingham, Alabama 35242
PID# 09-3-08-0-001-012.003

WARRANTY DEED

STATE OF ALABAMA
Shelby COUNTY

KNOW ALL MEN BY THESE PRESENTS, That for and in consideration of
One Hundred Fifty-Two Thousand Five Hundred and 00/100 (\$152,500.00)
to the undersigned Grantor(s), in hand paid by the Grantee(s) herein, the receipt whereof is
acknowledged, I or we,

Reamer Development Corporation

(hereinafter referred to as Grantor, (whether one or more), does/do hereby grant, bargain, sell
and convey unto

Mary Jane Baker

(herein referred to as Grantee, whether one or more), in fee simple, together with every
contingent remainder and right of reversion, the following described real estate, situated in
Shelby County, Alabama, to-wit:

**Lot 242, according to the Map and Survey of Eagle Point, 2nd
Sector, Phase 2, as recorded in Map Book 19, Page 67, in the
Probate Office of Shelby County, Alabama.**

Subject to Ad Valorem taxes for the year 1995 and subsequent years not yet due
and payable.

Subject to covenants and restrictions, building lines, easements and rights of
way of record.

Subject to Mineral and Mining rights of record and all rights and privileges
incident thereto.

TOGETHER WITH all and singular, the rights and privileges, hereditaments, and
appurtenances thereto belonging or in anywise appertaining.

TO HAVE AND TO HOLD, To the said Grantee, his, her or their heirs and assigns
forever.

And said Grantor does for himself/herself, his/her heirs, executors and assigns, covenant with
said Grantee, his, her or their heirs and assigns, that he/she/they is/are lawfully seized in fee
simple of said premises, that he/she/they is/are free from all encumbrances, that he/she/they
has/have a good right to sell and convey the same as aforesaid, and that he/she/they will, and
his/her/their heirs, executors and assigns shall, warrant and defend the same to the said
Grantee, his, her or their heirs, executors and assigns forever, against the lawful claims of all
persons.

Inst # 1995-18433

07/13/1995-18433
08:59 AM CERTIFIED
SHELBY COUNTY JUDGE OF PROBATE
002 MCD 163.50

Inst # 1995-18433

IN WITNESS WHEREOF, I/We have hereunto set my/our hand(s) and seal(s) this **28th** day of **June, 1995.**


Reamer Development Corporation

**STATE OF ALABAMA
SHELBY COUNTY**

I, the undersigned, a Notary Public in and for said County, in said State, hereby certify that **Reamer Development Corporation** whose name(s) is/are signed to the foregoing conveyance, and who is/are known to me, acknowledged before me on this day that, being informed of the contents of the conveyance, he/she/they executed the same voluntarily on the day the same bears date.

Given under my hand and official seal, this **28th** day of **June, 1995.**


NOTARY PUBLIC
MY COMMISSION EXPIRES: **09/21/98**

(AFFIX SEAL)

OUR FILE NO.: **95058RB**

This instrument prepared by:

W. Russell Beals, Jr., Attorney at Law
BEALS & ASSOCIATES, P.C.
200 Cahaba Park South, Suite 125
Birmingham, AL 35242

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