

SEND TAX NOTICE TO:

(Name) _____

(Address) _____

This instrument was prepared under supervision of:
(Name) Nathan C. Lee, Esq.
(Address) P.O. Box 358, Chester, Virginia 23831
Form 1-1-27 Rev. 1-66

WARRANTY DEED

STATE OF ALABAMA

KNOW ALL MEN BY THESE PRESENTS:

✓
SHELBY COUNTY

That in consideration of Three Hundred Twenty Four Thousand and no/100 (\$324,000.00)

to the undersigned grantor (whether one or more), in hand paid by the grantee herein, the receipt whereof is acknowledged, I or we, YVONNE M. BAKER and SYDNEY A. BAKER, wife and husband

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

, Richard C. Bishop, Jr. and Debra E. Bishop, as joint tenants with right of survivorship.

(herein referred to as grantee, whether one or more), the following described real estate, situated in

, Shelby County, Alabama, to-wit:

Lot 113, according to the Survey of Weatherly Windsor Sector 8, as recorded in Map Book 16, page 110, in the Probate Office of Shelby County, Alabama.

Property address: 149 King's Crest Lane, Pelham, Alabama 35124

Subject to restrictions of record, conditions, reservations and easements, zoning ordinances, if any, and general taxes and assessments not yet due and payable.

TO HAVE AND TO HOLD Unto the said GRANTEES as joint tenants, with right of survivorship, their heirs and assigns, forever; it being the intention of the parties to this conveyance, that (unless the joint tenancy hereby created is severed or terminated during the joint lives of the grantees herein) in the event one grantee herein survives the other, the entire interest in fee simple shall pass to the surviving grantee, and if one does not survive the other, then the heirs and assigns of the grantees herein shall take as tenants in common.

\$259,200.00 of the purchase price was paid from the proceeds of a mortgage loan closed simultaneously herewith.

~~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 the said GRANTEES, 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 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 15th day of SEP, 2000

X [Signature] (Seal)
SYDNEY A. BAKER (Seal)

X [Signature] (Seal)
YVONNE M. BAKER (Seal)

STATE OF ALABAMA

General Acknowledgment

..... COUNTY }
I,, a Notary Public in and for said County, in said State, hereby certify that Yvonne M. Baker and Sydney A. Baker, wife and husband whose names 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 day of A.D., 20.....

X
See attached

Notary Public

Inst # 2001-40663

09/20/2001-40663

11:50 AM CERTIFIED

SHELBY COUNTY JUDGE OF PROBATE

002 MSR 79.00

CALIFORNIA ALL-PURPOSE ACKNOWLEDGMENT

State of California

County of San Diego } ss.

On Sept 15, 2000, before me, GINNA REYES, Notary Public
Date Name and Title of Officer (e.g., "Jane Doe, Notary Public")

personally appeared Sydney A. Baker and Yvonne M Baker
Name(s) of Signer(s)

- personally known to me
- proved to me on the basis of satisfactory evidence

to be the person(s) whose name(s) is/are subscribed to the within instrument and acknowledged to me that he/she/they executed the same in his/her/their authorized capacity(ies), and that by his/her/their signature(s) on the instrument the person(s) or the entity upon behalf of which the person(s) acted, executed the instrument.



Place Notary Seal Above

WITNESS my hand and official seal.

GINNA REYES
Signature of Notary Public

OPTIONAL

Though the information below is not required by law, it may prove valuable to persons relying on the document and could prevent fraudulent removal and reattachment of this form to another document.

Description of Attached Document

Title or Type of Document: _____

Document Date: _____ Number of Pages: _____

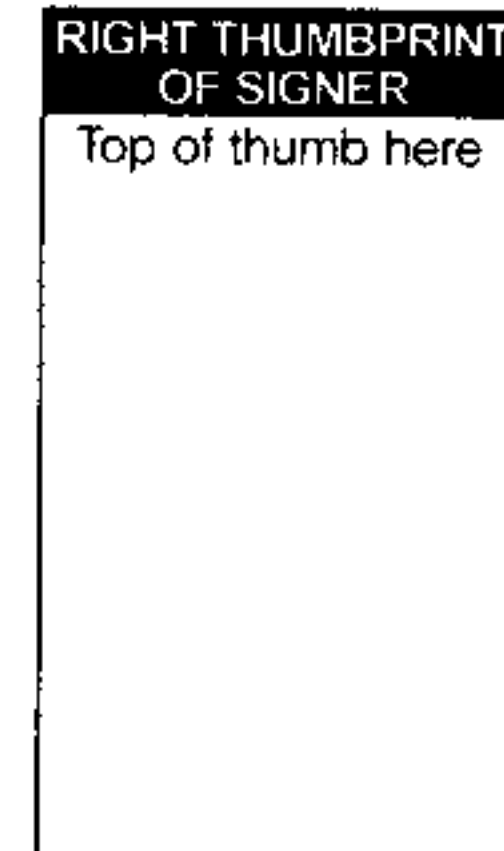
Signer(s) Other Than Named Above: _____

Capacity(ies) Claimed by Signer

Signer's Name: _____

- Individual
- Corporate Officer — Title(s): _____
- Partner — Limited General
- Attorney in Fact
- Trustee
- Guardian or Conservator
- Other: _____

Signer Is Representing: _____



09/20/2001-40663
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