

SEND TAX NOTICE TO: ANNE H. BALDWIN  
5283 BIRDSONG ROAD  
BIRMINGHAM, ALABAMA 35242

20050705000333610 1/1 \$111.00  
Shelby Cnty Judge of Probate, AL  
07/05/2005 11:46:16AM FILED/CERT

## WARRANTY DEED

STATE OF ALABAMA,  
SHELBY COUNTY.

**KNOW ALL MEN BY THESE PRESENTS**, that in consideration of \$225,000.00 and other valuable considerations to the undersigned GRANTOR or GRANTORS in hand paid by the GRANTEE(S) herein, the receipt whereof, is hereby acknowledged we, **ROBERT FRANKLIN LANE, III and ELIZABETH JOHNSON LANE, HUSBAND AND WIFE**, (herein referred to as GRANTOR(S), do hereby GRANT, BARGAIN, SELL and CONVEY unto **ANNE H. BALDWIN, UNMARRIED INDIVIDUAL**, (herein referred to as GRANTEE(S), their heirs and assigns, the following described real estate, situated in the County of SHELBY, and State of Alabama, to-wit:

LOT 54, ACCORDING TO THE SURVEY OF SUNNY MEADOWS, SECOND SECTOR, AS RECORDED IN MAP BOOK 9, PAGE 1 A & B, IN THE OFFICE OF THE JUDGE OF PROBATE OF SHELBY COUNTY, ALABAMA.

\$125,000.00 of the purchase price received above was paid from a purchase money mortgage loan closed simultaneously herewith.

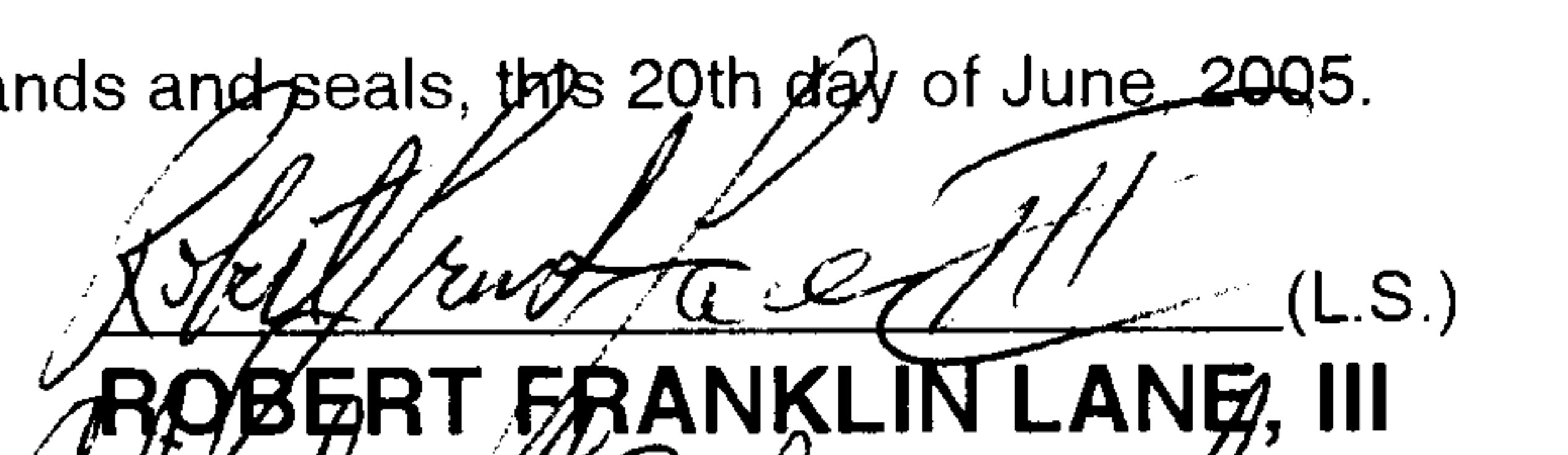
Subject to easements, restrictive covenants and ad valorem taxes of record.

TO HAVE AND TO HOLD, the aforegranted premises to the said GRANTEE(S), their heirs and assigns FOREVER.

And GRANTOR(S) do covenant with the said GRANTEE(S), their heirs and assigns, that they have lawfully seized in fee simple of the aforementioned premises; that they are free from all encumbrances, except as hereinabove provided; that they have a good right to sell and convey the same to the GRANTEE(S), their heirs and assigns, and that GRANTOR(S) will WARRANT AND DEFEND the premises to the said GRANTEE(S), their heirs and assigns forever, the lawful claims and demands of all persons, except as hereinabove provided.

IN WITNESS WHEREOF, we have hereunto set our hands and seals, this 20th day of June, 2005.

WITNESS:

  
ROBERT FRANKLIN LANE, III  
  
ELIZABETH JOHNSON LANE

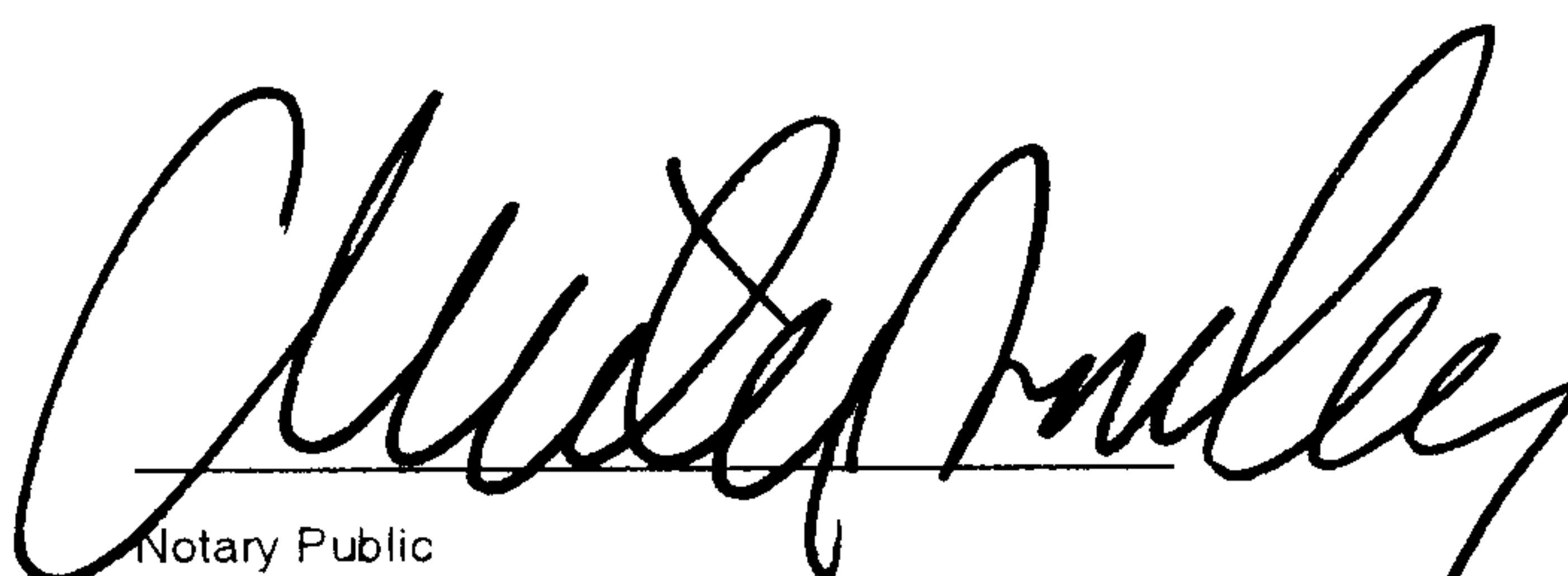
Shelby County, AL 07/05/2005  
State of Alabama

Deed Tax: \$100.00

STATE OF ALABAMA  
JEFFERSON COUNTY

I, the undersigned, a Notary Public in and for said State hereby certify that ROBERT FRANKLIN LANE, III and ELIZABETH JOHNSON LANE, HUSBAND AND WIFE, 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 official seal this 20th day of June, 2005.

  
Notary Public  
My commission expires:

Prepared by  
CHRISTOPHER P. MOSELEY  
MOSELEY & ASSOCIATES, P.C.  
3800 COLONNADE PARKWAY, SUITE 630  
BIRMINGHAM, AL 35243

CHRISTOPHER P. MOSELEY  
MY COMMISSION EXPIRES 10/27/05