

IN THE UNITED STATES BANKRUPTCY COURT  
FOR THE NORTHERN DISTRICT OF ALABAMA  
SOUTHERN DIVISION

IN RE:

ISOM MARTIN DAWSON and  
DEBORAH H. DAWSON,

Debtors.

)  
) BANKRUPTCY CASE NO.:  
) 05-11439-TOM-7  
)  
)  
)

**TRUSTEE'S DEED**

This deed executed this the 17th day of June, 2008, by Andre' M. Toffel, as and only as the Trustee of the above named debtors' bankruptcy estate ("Toffel"), be it therefore witnesseth that:

**WHEREAS**, Isom Martin Dawson and Deborah H. Dawson ("Dawsons") filed a bankruptcy proceeding in the United States Bankruptcy Court for the Northern District of Alabama Southern Division on October 13, 2005, assigned case number 05-11439-TOM-7.

**WHEREAS**, Toffel was appointed Trustee of the Dawsons bankruptcy estate by Order of the Bankruptcy Court, and Toffel having qualified as such Trustee, and entered into a proper bond, and Toffel having continued to act and now acting and serving in such capacity as Trustee.

**WHEREAS**, Toffel did file a motion for authority to sell the property described in Exhibit A to John W. Loyd and Pamela J. Loyd in the above bankruptcy case (the "Property").

**WHEREAS**, the Bankruptcy Court did authorize said sale by the Order attached hereto and incorporated herein as Exhibit B dated the 19<sup>th</sup> day of May, 2008.

**NOW THEREFORE**, Toffel, as and only as Trustee of the bankruptcy estate of Isom Martin Dawson and Deborah H. Dawson, in consideration of the power and authority vested in him as Trustee, and based upon the Court's Order, and upon the payment to him of the sum of \$8,000.00, the receipt of which is hereby acknowledged, does hereby remise, release, quitclaim, grant, sell and convey to John W. Loyd and Pamela J. Loyd, as joint tenants with right of survivorship, ("Grantees"), all his right, title, interest and claim in and to the property described in Exhibit A that the debtor had on the date that the petition in the above case was filed.

**TOFFEL HAS MADE NO AFFIRMATION OF FACT AND HAS MADE NO PROMISE RELATING TO THE PROPERTY SUBJECT TO THIS CONVEYANCE WHICH HAS BECOME ANY BASIS OF THE BARGAIN MADE OR HAS CREATED OR**

AMOUNTED TO AN EXPRESSED WARRANTY THAT THE PROPERTY DESCRIBED  
HEREIN ABOVE CONFORMS TO ANY SUCH AFFIRMATION OR PROMISE.

TOFFEL IS SELLING THE ABOVE-DESCRIBED PROPERTY "AS IS, WHERE IS",  
AND DISCLAIMS ANY IMPLIED WARRANTIES WITH RESPECT TO SUCH PROPERTY.

TO HAVE AND TO HOLD, said property unto said Grantees, John W. Loyd and  
Pamela J. Loyd, as joint tenants with right of survivorship, their heirs and assigns, forever.

WITNESS WHEREOF, Andre' M. Toffel has hereunto set his hand and seal on this  
the 17 day of June, 2008.

Andre' M. Toffel, as Trustee  
Andre' M. Toffel, as and only as Trustee of  
the Bankruptcy Estate of Isom Martin Dawson  
and Deborah H. Dawson

STATE OF ALABAMA)  
JEFFERSON COUNTY)

I, the undersigned authority, a notary public in and for said state and county, hereby  
certify that Andre' M. Toffel, whose name as Trustee of the bankruptcy estate of Isom  
Martin Dawson and Deborah H. Dawson, is signed to the foregoing Trustee's Deed, and  
who is known to me, acknowledged before me on this date, he, in his capacity as Trustee,  
executed the same voluntarily on the date same bears date.

Given under my hand and seal this the 17 day of June, 2008.

Janet Ross Craft  
Notary Public  
My Commission expires: 2/27/12



20080724000299190 3/4 \$28.00  
Shelby Cnty Judge of Probate, AL  
07/24/2008 01:25:11PM FILED/CERT

Commence at the NE corner of Section 5, Township 22 South, Range 1 West and run West 820 feet to the point of beginning of the lot herein described; from said point of beginning continue West along the North line of said Section 160 feet to a point; thence turn to the left and run South parallel to the East line of said Section 660 feet to a point; thence turn to the left and run in an Easterly direction parallel with the North line of said Section 55 feet; thence turn to the left and run in a Northerly direction parallel with the East line of said Section 420 feet to a point; thence turn to the right and run in an Easterly direction parallel with the North line of said Section 105 feet to a point; thence turn to the left and run in a Northerly direction parallel with the East line of said Section 240 feet to the point of beginning of the lot herein described; said property being in the NE  $\frac{1}{4}$  of the NE  $\frac{1}{4}$  of Section 5, Township 22 South, Range 1 West, Shelby County, Alabama.



**UNITED STATES BANKRUPTCY COURT  
NORTHERN DISTRICT OF ALABAMA - SOUTHERN DIVISION**

**In the Matter of:**

Isom Martin Dawson

SSN: XXX-XX-████

Deborah H. Dawson

SSN: XXX-XX-████

DEBTOR(S).

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}**Case No: 05-11439-TOM7**

20080724000299190 4/4 \$28.00  
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**ORDER**

This matter came before the Court on Monday, May 19, 2008 10:30 AM, for a hearing on the following:

- 1) RE: Doc #115; Motion to Approve Compromise as to Lil Mustard Seed, Inc. (copy mailed)
- 2) RE: Doc #116; Motion to Approve Compromise as to Anna Dover Hughes (copy mailed)
- 3) RE: Doc #118; Trustee's Motion for Authority to Sell Property of Estate by Private Sale Free and Clear of Liens and Other Interests

Proper notice of the hearing was given and appearances were made by the following:

William Dennis Schilling, attorney for Andre' M Toffel (Trustee)  
Anna Dover Hughes, defendant

**It is therefore ORDERED ADJUDGED and DECREED that:**

- 1) Based on arguments of counsel and the pleadings, the Motion is Granted and the compromise is approved as set forth in the pleadings.
- 2) Based on arguments of counsel and the pleadings, the Motion is Granted and the compromise is approved as set forth in the pleadings.
- 3) Based on arguments of counsel and the pleadings, the Motion is Granted and the Trustee is authorized to sell the property as set forth in the pleadings.

Dated: 05/19/2008

/s/ TAMARA O. MITCHELL

TAMARA O. MITCHELL

United States Bankruptcy Judge