

This instrument was prepared by:
Michael T. Atchison, Attorney at Law, Inc.
101 West College
Columbiana, AL 35051

Send Tax Notice To: Chad C. Baker
39655 Highway 25
Harpersville, AL 35078

WARRANTY DEED, JOINT TENANTS WITH RIGHT OF SURVIVORSHIP

STATE OF ALABAMA



Shelby Cnty Judge of Probate, AL
10/29/2010 10:22:08 AM FILED/CERT

} KNOW ALL MEN BY THESE PRESENTS,

COUNTY

That in consideration of Five Thousand and no./100 Dollars (\$5,000.00) to the undersigned grantor or grantors in hand paid by the GRANTEES herein, the receipt whereof is acknowledged, we, Chad C. Baker and wife, Heather Baker(herein referred to as grantors) do grant, bargain, sell and convey unto Chad C. Baker and Heather Baker, husband and wife (herein referred to as GRANTEES) as joint tenants with right of survivorship, the following described real estate situated in County, Alabama to-wit:


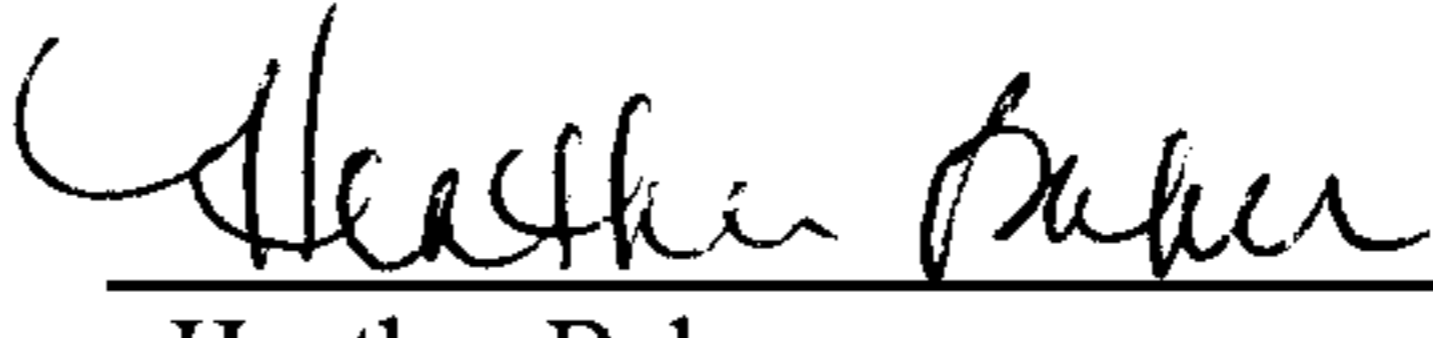
SEE EXHIBIT A ATTACHED HERETO AND MADE A PART HEREOF.

Subject to taxes for 2011 and subsequent years, easements, restrictions, rights of way, and permits of record.

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.

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, I have hereunto set my hand and seal, this 21st day of October, 2010.

_____ (Seal)		_____ (Seal)
	Chad C. Baker	
_____ (Seal)		_____ (Seal)
	Heather Baker	
_____ (Seal)	_____	_____ (Seal)
		_____ (Seal)

STATE OF ALABAMA

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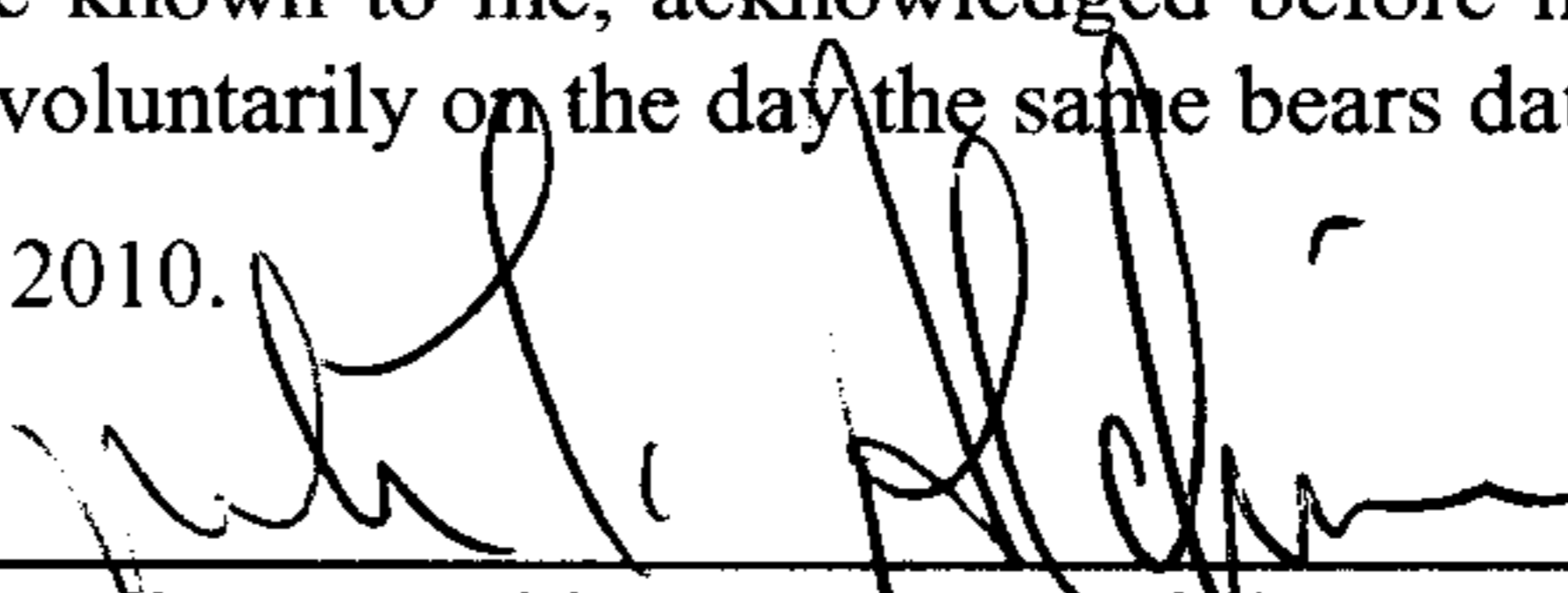
General Acknowledgment

SHELBY COUNTY

I, Mike T. Atchison, a Notary Public in and for said County, in said State, hereby certify that Chad C. Baker and Heather Baker, whose names 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 and official seal this 21st day of October, 2010.

My commission expires: 10/16/2012



 Mike T. Atchison, Notary Public

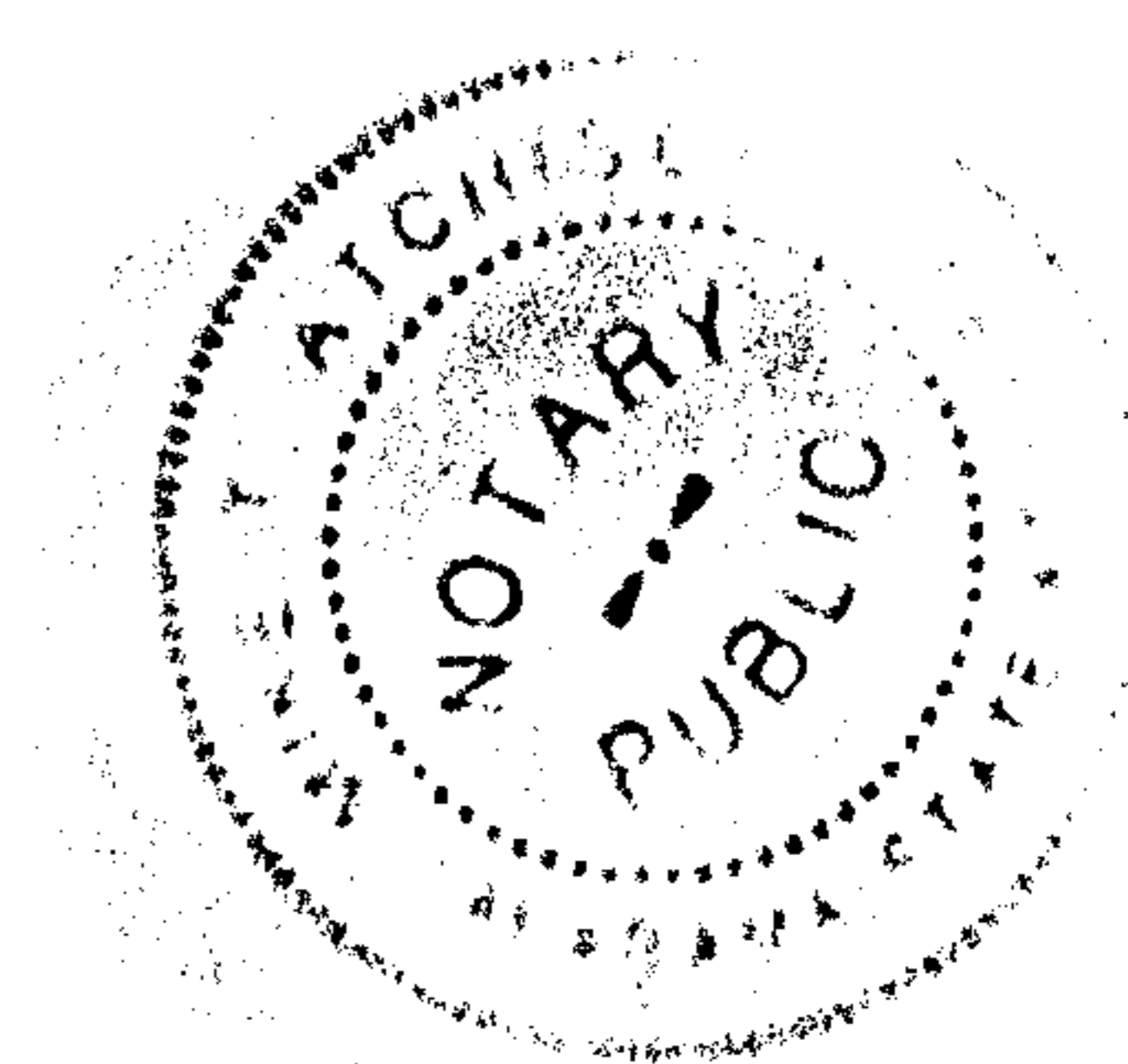



EXHIBIT A


20101029000362520 2/2 \$20.00
Shelby Cnty Judge of Probate, AL
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Commencing at a bridge nail marking the SW corner of the S ½-NE ¼, Section 28, Township 19 South, Range 2 East; thence South 88 degrees 29 minutes 41 seconds East 523.14 feet to a ½" capped rebar (LS#26281), also being the point of beginning; thence South 88 degrees 30 minutes 01 seconds East 137.37 feet to a ½" capped rebar (LS#26281); thence South 01 degree 35 minutes 07 seconds East 322.62 feet to a ½" capped rebar (LS#26281); thence South 86 degrees 42 minutes 40 seconds West 137.23 feet to a ½" capped rebar (LS#26281); thence North 01 degree 35 minutes 07 seconds West 334.09 feet to the point of beginning.

ALSO, a 20' easement described as follows: Commencing at a bridge nail marking the SW corner of the S ½-NE ¼, Section 28, Township 19 South, Range 2 East; thence South 88 degrees 29 minutes 41 seconds East, 523.14 feet to a ½" capped rebar (LS#26281); thence South 88 degrees 30 minutes 01 seconds East 137.37 feet to a ½" capped rebar (LS#26281); thence South 01 degree 35 minutes 07 seconds East, 322.62 feet to a ½" capped rebar (LS#26281); also, being the point of beginning of said 20' easement, said 20' easement lying 10' each side of the following described lines; thence South 00 degrees 20 minutes 29 seconds East 760.56 feet to a point; thence South 66 degrees 42 minutes 33 seconds East 257.30 feet to the West R/W of U.S. Highway #231, also being the end of said 20' easement.
Situated in Shelby County, Alabama.