

THIS INSTRUMENT PREPARED BY:

1889

Send Tax Notice To:

William D. Murray and Kenneth W. Brast

NAME: Roger L. Bates, Attorney at Law

C/O Roberts Real Estate

1600 City Federal Building

ADDRESS: Birmingham, AL

P. O. Box 94

Montevallo, AL 35115

WARRANTY DEED (Without Survivorship)

Alabama Title Co., Inc.

BIRMINGHAM, ALA.

STATE OF ALABAMA

VALUE \$6,000.00

SHELBY COUNTY

KNOW ALL MEN BY THESE PRESENTS:

That in consideration of Ten and No/100 (\$10.00) and other good valuable considerations

to the undersigned grantor (whether one or more), in hand paid by the grantee herein, the receipt whereof is acknowledged, I or we, KENNETH W. BRAST and wife, CYNTHIA H. BRAST

(herein referred to as grantor, whether one or more), grant, bargain, sell and convey unto WILLIAM D. MURRAY, JEAN MURRAY, KENNETH W. BRAST and CYNTHIA H. BRAST

(herein referred to as grantee, whether one or more), the following described real estate, situated in Shelby County, Alabama, to-wit:

From the Northwest corner of Section 22, Township 22 South, Range 3 West, run Southerly along the West side of the said section for 1307.47 feet to the Northwest corner of the SW 1/4 of NW 1/4; thence turn an angle of 88 deg. 39 min. 50 sec. to the left and run Easterly for 130.20 feet; thence turn an angle of 88 deg. 46 min. 50 sec. to the right and run Southerly for 139.50 feet to the point of beginning (said point being on the South right of way of Davila Drive); thence continue along the last described course for 208.28 feet; thence turn an angle of 88 deg. 25 min. 10 sec. to the right and run Westerly for 50.02 feet; thence an angle of 91 deg. 34 min. 30 sec. to the right and run Northerly for 205.70 feet to a point on the South right of way of Davila Drive; thence turn an angle of 85 deg. 28 min. to the right and run Easterly for 50.16 feet back to the point of beginning; being a portion of the SW 1/4 of the NW 1/4 of Section 22, Township 22 South, Range 3 West; being situated in Shelby County, Alabama.

SUBJECT TO: 1.) Ad valorem taxes due in the year 1985. 2.) Transmission line permit to Alabama Power Company as shown by instrument recorded in Deed Book 236, page 843. 3.) Title to all minerals within and underlying the premises, together with all mining rights and other rights, privileges and immunities relating thereto, including rights conveyed in Deed Book 335, page 962 and in lease in Deed Book 322, page 6. 4.) Easement to City of Montevallo, for sewer lines, water and gas lines, and underground utilities, as shown by instrument recorded in Deed Book 240, page 661. 5.) Easement to Water Works Board of City of Montevallo as shown by instrument recorded in Deed Book 274, page 666. 6.) Right of way granted to South Central Bell as shown by instrument recorded in Real 21, page 320.

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 hands(s) and seal(s), this 30th day of September, 1985

STATE OF ALA. SHELBY CO.
I CERTIFY THIS
INSTRUMENT WAS FILED

1985 OCT -3 PM 3:45

Thomas A. Snowdon, Jr.
JUDGE OF PROBATE

Deed tax
600
Rec. 250
Index 200
950

Kenneth W. Brast
KENNETH W. BRAST

CYNTHIA H. BRAST

Cynthia H. Brast

STATE OF ALABAMA

JEFFERSON COUNTY

General Acknowledgment

I, the undersigned, a Notary Public in and for said County, in said State, hereby certify that KENNETH W. BRAST and wife, CYNTHIA H. BRAST 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 30th day of September, 1985