



1191
Send Tax Notice To:

Shelby Brasher

JEFFERSON TITLE CORPORATION

P.O. Box 10481 • Birmingham, AL 35201 • (205) 328-8020

This instrument was prepared by

(Name) LARRY L. HALCOMB
ATTORNEY AT LAW

(Address) 3112 OLD MONTGOMERY HIGHWAY
HOMERWOOD, ALABAMA 35206

WARRANTY DEED, JOINT TENANTS WITH RIGHT OF SURVIVORSHIP

STATE OF ALABAMA

KNOW ALL MEN BY THESE PRESENTS,

Shelby COUNTY

That in consideration of Twenty three thousand six hundred forty eight and no/100 (23,648.00) DOLLARS

to the undersigned grantor or grantors in hand paid by the GRANTEES herein, the receipt whereof is acknowledged, we,
Thomas E. Owen and wife, Linda H. Owen

(herein referred to as grantors) do grant, bargain, sell and convey unto
Shelby R. Brasher and Nancy Brasher

(herein referred to as GRANTEES) as joint tenants with right of survivorship, the following described real estate situated in _____

Shelby County, Alabama to-wit:

See Exhibit "A" Attached

Subject to taxes for 1986.

Subject to rights of way to South Central Bell Telephone Co., and right of way to Alabama Power Company of record.

Thomas E. Owen and Linda H. Owen are the same persons listed as grantees in that certain warranty deed from Ben W. Hooks and Jackie L. Hooks to Thomas E. Owens and Linda H. Owens, said deed recorded in Deed Vol. 332 page 73, Probate Office of Shelby County,, Alabama.

\$ 18,648.00 of the purchase price was paid from the proceeds of a mortgage loan closed simultaneously herewith.

TO HAVE AND TO HOLD to the said GRANTEES as joint tenants with right of survivorship.

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 10th day of September, 1986.

WITNESS:

(Seal)

Thomas E Owen
Thomas E. Owen

(Seal)

(Seal)

Linda H. Owen
Linda H. Owen

(Seal)

(Seal)

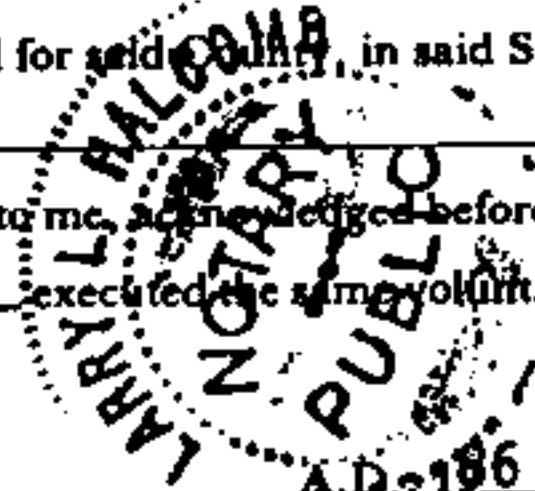
STATE OF ALABAMA

Jefferson COUNTY

General Acknowledgment

I, Larry L. Halcomb, a Notary Public in and for said State, hereby certify that Thomas E. Owen and wife, Linda H. Owen whose name s are signed to the foregoing conveyance, and who are known to me, and executed 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 10th day of September



" EXHIBIT A "

Commence at an Alabama Power Company concrete monument on the North Bank of the Coosa River and the West line of Section 29, Township 19 South, Range 3 East, Shelby County, Alabama, said concrete monument having coordinates of North 1,036,400.07 and East 338,744.62 on the Alabama East Zone Coordinate System and run North 56 degrees 46 minutes 50 seconds (bearing relative to the Alabama East Zone System) a distance of 3,116.85 feet to a point in the center line of Old Ferry Road; thence turn an angle to the right of 48 degrees 37 minutes 10 seconds and run in an Easterly direction along the center line of said road for a distance of 85.57 feet; thence turn an angle to the left of 22 degrees 25 minutes 30 seconds and continue to run Easterly along the center line of said road for a distance of 313.91 feet; thence turn an angle to the right of 12 degrees 44 minutes 20 seconds and continue to run Easterly along the center line of said road for a distance of 380.61 feet; thence turn an angle to the left of 6 degrees 31 minutes 30 seconds and continue to run Easterly along the center line of said road for a distance of 209.49 feet to the point of beginning; thence turn an angle to the left 3 degrees 32 minutes 40 seconds and continue to run Easterly along center line of said road for a distance of 453.63 feet; thence turn an angle to the left of 2 degrees 24 minutes 00 seconds and continue to run Easterly along the center line of said road for a distance of 40.60 feet; thence turn an angle to the right of 98 degrees 59 minutes 22 seconds and run Southerly for a distance of 1,512.39 feet; thence turn an angle to the right of 62 degrees 48 minutes 08 seconds and run Westerly for a distance of 45.09 feet; thence turn an angle to the right of 10 degrees 25 minutes 30 seconds and continue in a Westerly direction for a distance of 341.83 feet to a point in the center line of a road; thence turn an angle to the right of 105 degrees 30 minutes 50 seconds and run Northerly along center line of said road for a distance of 125.16 feet; thence turn an angle to the left of 1 degree 49 minutes 40 seconds and continue running Northerly along center line of said road for a distance of 547.05 feet; thence turn an angle to the left of 1 degree 10 minutes 10 seconds and continue running Northerly along center line of said road for a distance of 550.94 feet; thence turn an angle to the left of 4 degrees 04 minutes 20 seconds and continue running Northerly along center line of said road for a distance of 355.79 feet to the point of beginning.

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

1986 OCT 15 AM 9:18

Thomas A. Swannick, Jr.
JUDGE OF PROBATE

1. Deed Tax	\$ <u>5.00</u>
2. Mtg. Tax	<u> </u>
3. Recording Fee	<u>5.00</u>
4. Indexing Fee	<u>1.00</u>
TOTAL	<u>11.00</u>

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