

This instrument was prepared by

Courtney Mason & Associates PC
1904 Indian Lake Drive, Ste 100
Birmingham, Alabama 35244

WARRANTY DEED

STATE OF ALABAMA
SHELBY COUNTY

KNOW ALL MEN BY THESE PRESENTS,

That in consideration of EIGHTY TWO THOUSAND NINE HUNDRED & NO/100----
(\$82,900.00) DOLLARS to the undersigned grantor (whether one or more), in hand
paid by the grantee herein, the receipt whereof is acknowledged, I Richard Daniel
Brasher, a married man (herein referred to as grantor, whether one or more),
grant, bargain, sell and convey unto Jo Ann Brasher, a married woman (herein
referred to as grantee, whether one or more), the following described real estate,
situated in Shelby County, Alabama, to-wit:

Lot 44, according to the Survey of Braelinn Village, Phase II, as recorded in
Map Book 13 page 125 in the Probate Office of Shelby County, Alabama; being
situated in Shelby County, Alabama.

Subject to existing easements, current taxes, restrictions, set-back lines and
rights of way, if any, of record.

\$57,400.00 of the above-recited purchase price was paid from a mortgage loan
closed simultaneously herewith.

GRANTEES' ADDRESS: 2814 St. Patrick Place Helena, Alabama 35080

RD.3. THIS PROPERTY IS NOT HOMESTEAD PROPERTY OF THE GRANTOR AS DEFINED BY THE CODE
OF ALABAMA.

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 said grantee, his, her or 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 stated 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
grantee, his, her or their heirs and assigns forever, against the lawful claims of
all persons.

IN WITNESS WHEREOF, I have hereunto set my hand and seal, this 4th day of April,
1996.



(SEAL)

Richard Daniel Brasher

Inst # 1996-11198

04/05/1996-11198

12:50 PM CERTIFIED

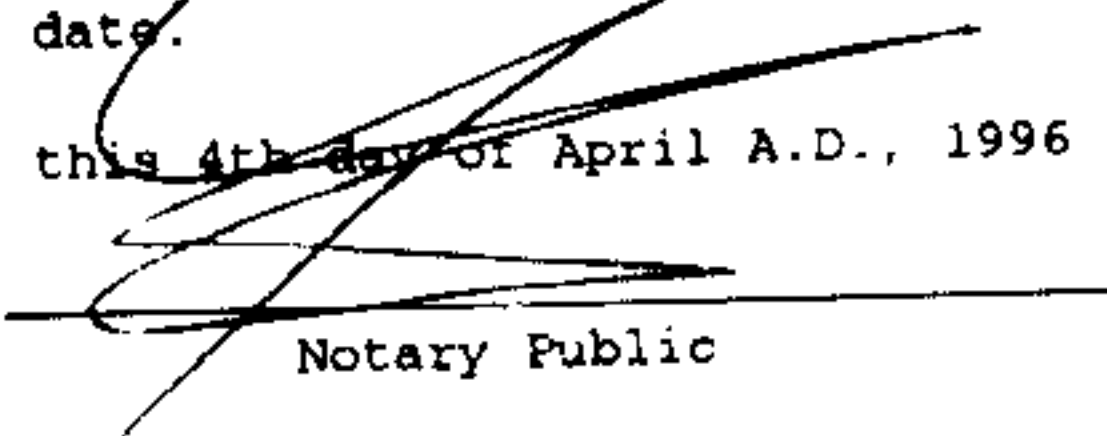
SHELBY COUNTY JUDGE OF PROBATE

DOIG General Acknowledgment

STATE OF ALABAMA
SHELBY COUNTY COUNTY

I, the undersigned, a Notary Public in and for said County, in said State, hereby
certify that Richard Daniel Brasher, a married man whose name is signed to the
foregoing conveyance, and who is known to me, acknowledged before me on this day,
that, being informed of the contents of the conveyance, he executed the same
voluntarily on the day the same bears date.

Given under my hand and official seal this 4th day of April A.D., 1996


Notary Public

COURTNEY H. MASON, JR.
MY COMMISSION EXPIRES
3/5/99