

Send Tax Notice To:

NANCY B. CROWE

50 Hwy 302  
Shelby Ala 35143

20050224000088930 Pg 1/1 15.00  
Shelby Cnty Judge of Probate, AL  
02/24/2005 12:20:00 FILED/CERTIFIED

This instrument was prepared by:

Mike T. Atchison

P O Box 822

Columbiana, AL 35051

## WARRANTY DEED

STATE OF ALABAMA )

### KNOW ALL MEN BY THESE PRESENTS

SHELBY COUNTY )

That in consideration of **FOUR THOUSAND and NO/00 (\$4,000.00)**, and other good and valuable considerations to the undersigned grantor, in hand paid by grantee herein, the receipt whereof is acknowledged, I or we,

**HELEN PATE BRASHER, A SINGLE WOMAN**

grant, bargain, sell and convey unto,

**NANCY B CROWE**

the following described real estate, situated in: SHELBY County, Alabama, to-wit:

LOTS 26 THROUGH AND INCLUDING 32, BLOCK 94 according to the Saffords Map of Town of Shelby.

AND LOT 18, BLOCK 96, according to the Saffords Map of Town of Shelby.

Situated in Shelby County, Alabama.

Subject to restrictions, easements and rights of way of record.

This property constitutes no part of the homestead of the grantor.

Subject to taxes for 2005 and subsequent years, easements, restrictions, rights of way and permits of record.

\$0.00 of the above-recited consideration was paid from a mortgage recorded simultaneously herewith.

**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, and 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, heirs, executors and assigns forever, against the lawful claims of all persons.

**IN WITNESS WHEREOF**, I have hereunto set my hand and seal this 23<sup>rd</sup> day of February, 2005

Helen Pate Brasher  
HELEN PATE BRASHER

Helen Pate Brasher  
HELEN PATE BRASHER

By: Nancy B. Crowe  
BY: NANCY B. CROWE; Attorney in Fact;  
under Power Of Attorney Recorded in  
Instrument # \_\_\_\_\_  
In Probate Office of Shelby County, Alabama.

STATE OF ALABAMA

SHELBY COUNTY

I, the undersigned authority, a Notary Public in and for said County, in said State, hereby certify that  
NANCY B. CROWE AS ATTORNEY IN FACT FOR HELEN PATE BRASHER  
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 18<sup>TH</sup> day of February, 2005.

Notary Public

My Commission Expires: 10-16-08