

WARRANTY DEED, J.

STATE OF ALABAMA

Shelby COUNTY

KNOW ALL MEN BY THESE PRESENTS,

That in consideration of Thirteen Thousand Five Hundred and no/100 - - - DOLLARS to the undersigned grantor or grantors in hand paid by the GRANTEES herein, the receipt whereof is acknowledged, we,

Margie Brasher Mobbs, an unmarried woman

(herein referred to as grantors) do grant, bargain, sell and convey unto

Clinton E. Brasher and wife, Jane E. Brasher

(herein referred to as GRANTEES) for and during their joint lives and upon the death of either of them, then to the survivor of them in fee simple, together with every contingent remainder and right of reversion, the following described real estate situated in Shelby County, Alabama to-wit:

A lot in the NW $\frac{1}{4}$ of the NW $\frac{1}{4}$ and the NE $\frac{1}{4}$ of the NW $\frac{1}{4}$ of Section 36, Township 21, South, Range 1 West, Shelby County, Alabama, described as follows: Commence at the Northwest corner of section 36, Township 21, South, Range 1 West, thence run East along the North line of said Section a distance of 1,342.94 feet to the Northeast corner of the NW $\frac{1}{4}$ of the NW $\frac{1}{4}$; thence turn an angle of 90° 06' to the right and run South along the East line of the NW $\frac{1}{4}$ of the NW $\frac{1}{4}$, a distance of 193.63 feet to the point of beginning; thence turn an angle of 90° 39' to the left and run a distance of 169.62 feet; thence turn an angle of 92° 11' to the right and run a distance of 372.40 feet to the North margin of the Nath Mooney Road; thence turn an angle of 88° 38' to the right and run along the North margin of said Road, a distance of 200.06 feet; thence turn an angle of 91° 22' to the right and run a distance of 369.42 feet; thence turn an angle of 87° 49' to the right and run a distance of 30.38 feet to the point of beginning. Situated in the NW $\frac{1}{4}$ of the NW $\frac{1}{4}$ and the NE $\frac{1}{4}$ of the NW $\frac{1}{4}$ of Section 36, Township 21, South, Range 1 West, Shelby County, Alabama, according to the Survey of Frank W. Wheeler, dated September 9, 1963, and being the same property conveyed to C. C. Mobbs and Margie Brasher Mobbs, by deed dated November 28, 1960, recorded in Deed Book 215, Page 533 in the Probate Office of Shelby County, Alabama.

Subject to existing easements, rights of way, restrictions and limitations, if any, of record.

\$9,750.00 of the purchase price recited above was paid from mortgage loan closed simultaneously herewith.

TO HAVE AND TO HOLD to the said GRANTEES for and during their joint lives and upon the death of either of them, then to the survivor of them in fee simple, and to the heirs and assigns of such survivor forever together with every contingent remainder and right of reversion.

And I (we) do for myself (or myself) and for my heirs, executors, and administrators, covenant with the said GRANTEES, their heirs and assigns, that I am lawfully seized in fee simple of said premises; that they are free from all encumbrances, unless otherwise noted above; that I have a good right to sell and convey the same as aforesaid; that I will and my 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(s) and seal(s), this 30th day of September, 1963.

WITNESS:

Margie Brasher Mobbs (Seal)
Margie Brasher Mobbs



STATE OF ALABAMA

Jefferson COUNTY

General Acknowledgment

I, the undersigned, a Notary Public in and for said County, in said State, hereby certify that Margie Brasher Mobbs, an unmarried woman 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 she executed the same voluntarily on the day the same bears date.

Given under my hand and official seal this 30th day of September, A. D., 1963.

[Signature] Notary Public.

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