

(Name) Mr. Shelly F. Bragg
 Route 1, Box 750
 (Address) Leeds, Alabama 35094

This instrument was prepared by

(Name) Mike T. Atchison, Attorney at Law

(Address) Post Office Box 822, Columbiana, Alabama 35051

Form 1-1-27 Rev. 1-66

WARRANTY DEED—Lawyers Title Insurance Corporation, Birmingham, Alabama

STATE OF ALABAMA

SHELBY

COUNTY

KNOW ALL MEN BY THESE PRESENTS:

That in consideration of Six Thousand and no/100 (\$6,000.00)-----DOLLARS

to the undersigned grantor (whether one or more), in hand paid by the grantee herein, the receipt whereof is acknowledged, I or we,

J. W. Lynn, an unmarried widower

(herein referred to as grantor, whether one or more), grant, bargain, sell and convey unto

Shelly F. Bragg and wife, Mildred G. Bragg

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

Shelby

SEE REVERSE SIDE FOR LEGAL DESCRIPTION.

J. W. Lynn, Sr., is one and the same person as J. W. Lynn, the grantor herein.

TO HAVE AND TO HOLD to the said grantees, 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, I have hereunto set my hands(s) and seal(s), this 20th
 day of September, 1983.

_____(Seal)

J W Lynn Sr
 J. W. Lynn

_____(Seal)

_____(Seal)

_____(Seal)

_____(Seal)

_____(Seal)

STATE OF ALABAMA

SHELBY

COUNTY

General Acknowledgment

I, the undersigned authority Sr., a Notary Public in and for said County, in said State, hereby certify that J. W. Lynn/ an unmarried widower 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 20th day of September A. D., 1983

Janet H. Person
 Notary Public.

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LEGAL DESCRIPTION:

Begin at the Southwest corner of the South half of the NE $\frac{1}{4}$ of Section 28, Township 19 South, Range 2 East, Shelby County, Alabama; thence in an Easterly direction along the South boundary of said half-quarter Section 799.00 feet to the point of beginning; thence continue in an Easterly direction 231.00 feet; thence turn 94 deg. 18 min. to the right, in a Southwesterly direction 80.00 feet; thence turn 94 deg. 18 min. to the left in an Easterly direction 100.00 feet; thence turn 94 deg. 18 min. to the right in a Southwesterly direction 495.99 feet; thence turn 14 deg. 45 min. to the right in a Southwesterly direction 75.75 feet; thence turn 72 deg. 48 min. to the left in a Southeasterly direction 198.00 feet to intersection with the Northwest right-of-way boundary of U. S. Highway #231; thence turn 91 deg. 37 min. to the left in a Northeasterly direction along said Northwest right-of-way boundary 275.39 feet; thence turn 17 deg. 38 min. to the left in a Northeasterly direction along the Northwest right-of-way boundary of Shelby County Highway #83 a distance of 183.75 feet; thence turn 96 deg. 50 min. to the left in a Northwesterly direction along the Southwest boundary of the J. C. Dyer property 195.52 feet; thence turn 81 deg. 39 min. to the right in a Northeasterly direction along the Northwest boundary of said J. C. Dyer property 312.80 feet; thence turn 97 deg. 35 min. to the left in a Northwesterly direction along the Southwest of the Arthur I. Brooks property 90.30 feet; thence turn 90 deg. and 00 min. to the right in a Northeasterly direction along the Northwest boundary of said Arthur I. Brooks property 237.80 feet; thence turn 95 deg. 30 min. to the left, in a Northwesterly direction 350.40 feet (said course being in part along the South boundary of the C.M. Jones and Oburea Dyer Jones Property); thence turn 96 deg. 40 min. to the left in a Southerly direction 55.50 feet; thence turn 30 deg. 52 min. to the right in a Southwesterly direction 226.39 feet, more or less, to the point of beginning, containing 6.31 acres, more or less, and being situated in the South half of the NE $\frac{1}{4}$ and in the North half of SE $\frac{1}{4}$ of said Section 28.

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

1983 SEP 20 PM 2:47

Thomas A. Brantley, Jr.
JUDGE OF PROBATE

Deed Tax	6.00
Rec	3.00
Ind	1.00
	10.00

2000 10 01

RETURN TO:

TO

WARRANTY DEED

STATE OF ALABAMA,
County.

Judge of Probate

LAWYERS TITLE INSURANCE
CORPORATION
Title Insurance
BIRMINGHAM, ALA.

DEED TAX \$	
RECORD FEE \$	
TOTAL \$	