

This form furnished by:

Cahaba Title, Inc.

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This instrument was prepared by:

(Name) William E. Swatek

(Address) P.O. Box 1801

Alabaster, AL 35007

Send Tax Notice to:

(Name) Johnny Eugene Brasher

(Address) 1034 Hwy 72

Prichard, AL 35134

WARRANTY DEED, JOINTLY FOR LIFE WITH REMAINDER TO SURVIVOR

STATE OF ALABAMA

Shelby

COUNTY }

KNOW ALL MEN BY THESE PRESENTS,

That in consideration of TEN AND 00/100 (\$10.00)

DOLLARS

to the undersigned grantor or grantors in hand paid by the GRANTEES herein, the receipt whereof is acknowledged, we,
Johnny Eugene Brasher

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

Johnny Eugene Brasher and Annette Fisher

(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:

Commence at the SW corner of the NE 1/4 of the SE1/4, Section 18, TS 20S, R2W, Shelby County, Alabama and run thence Easterly along the South line of said quarter-quarter a distance of 659.68' to the point of beginning of the parcel being described; thence continue along last described course a distance of 430.16 feet to a point, thence turn an angle of 88 deg. 40' 00" to the left and run Northerly a distance of 455.81' to a point; thence turn an angle of 91 deg. 20' 00" to the left and run Westerly a distance of 430.16' to a point; thence turn an angle of 88 deg. 40' 00" to the left and run Southerly a distance of 455.81' to the point of beginning, containing 4.5 acres. Property is served by a twenty foot wide easement described in separate description.

Easement:

A 20' wide access easement described as follows: Commence at the SW corner of the NE1/4 of the SE1/4 Sec. 18 TS 20S, R2W, Shelby County, Alabama and run thence Westerly a distance of 396.0' to a point; thence turn an angle of 91 deg. 46' 50" to the right and run Northerly a distance of 209.03' to the point of beginning of the easement being described; thence continue along last described course a distance of 20.01' to a point; thence turn an angle of 88 deg. 13' 10" to the right and run Easterly a distance of 1,057.47' to a point on the West Property line of Parcel No 1.; thence turn an angle of 91 deg. 20' 00" to the right and run southerly a distance of 20.01' to a point; thence turn an angle of 88 deg. 40' 00" to the right and run Westerly a distance of 1,057.32' to the point of beginning and the end of easement.

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 for such survivor forever, together with every contingent remainder and right of reversion.

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 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 26 day of February, 19 90

WITNESS

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

90 FEB 26 PM 1:34

(Seal)

(Seal)

(Seal)

Johnny Eugene Brasher
Johnny Eugene Brasher

(Seal)

(Seal)

(Seal)

STATE OF ALABAMA

Shelby

COUNTY }

General Acknowledgment

I, Patsy S. Parker

hereby certify that Johnny Eugene Brasher

a Notary Public in and for said County, in said State,

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 26 day of February A.D. 19 90

4-15-93

Patsy S. Parker

Rec'd tax 50
43280
Int 300
Net 7.00
4-15-93