



JEFFERSON TITLE CORPORATION

This instrument was prepared by P.O. Box 10481 • Birmingham, AL 35201 • (205) 328-8020

(Name) Martin, Drummond & Woosley, P.C.
2204 Lakeshore Drive, Suite 130
(Address) Birmingham, Alabama 35209

Send Tax Notice;
Eddie Brasher
212 Niven Street
Wilsonville, Alabama 35186

WARRANTY DEED, JOINT TENANTS WITH RIGHT OF SURVIVORSHIP

STATE OF ALABAMA

Shelby COUNTY

KNOW ALL MEN BY THESE PRESENTS,

That in consideration of Thirty Five Thousand Dollars and no/100 DOLLARS

to the undersigned grantor or grantors in hand paid by the GRANTEEES herein, the receipt whereof is acknowledged, we,
Louise Vanzant, a single person

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

(herein referred to as GRANTEEES) as joint tenants with right of survivorship, the following described real estate situated in _____
Shelby County, Alabama to-wit:

A parcel of land located in the NW 1/4 of the NE 1/4 of Section 1, Township 21 South, Range 1 East, described as follows: Commence at the SE Corner of said 1/4-1/4 Section; thence run North along the East line of said 1/4-1/4 Section a distance of 235.42 feet to the centerline of a paved public road and the point of beginning; thence continue last course a distance of 548.80 feet; thence turn left 90 deg. 00' 00" a distance of 83.93 feet; thence turn left 90 deg. 00' 00" a distance of 516.31 feet to the centerline of said road; thence turn left 68 deg. 50' 31" along said road a distance of 89.99 feet to the point of beginning.

\$ 33,200.00 of the above recited purchase price was paid from a mortgage loan closed simultaneously herewith.

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

Inst # 1995-27784

10/03/1995-27784
10:46 AM CERTIFIED
SHELBY COUNTY JUDGE OF PROBATE

TO HAVE AND TO HOLD to the said GRANTEEES as joint tenants with right of survivorship.

And I (we) do for myself (ourselves) and for my (our) heirs, executors, and administrators covenant with the said GRANTEEES, 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 GRANTEEES, their heirs and assigns forever, against the lawful claims of all persons.

IN WITNESS WHEREOF, We have hereunto set our hand(s) and seal(s), this 29th day of September, 19 95

WITNESS:

(Seal)

Louise Vanzant

(Seal)

(Seal)

(Seal)

(Seal)

(Seal)

STATE OF ALABAMA

Jefferson COUNTY

Hubert E. Rawson, Jr.

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

hereby certify that Louise Vanzant, a single person

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 29th day of September

A.D. 19 95