

This Instrument was prepared by:
CONWILL & JUSTICE, P.C.
Attorneys at Law
P.O. Box 557
Columbiana, Alabama 35051

Send Tax Notice To:
Robert E. Horton
3005 Lullwater Road
Birmingham, Al 35242

W A R R A N T Y D E E D

STATE OF ALABAMA }

COUNTY OF SHELBY }

KNOW ALL MEN BY THESE PRESENTS, That in consideration of One Hundred One Thousand Eight Hundred Fifty and no/100 (\$101,850.00) to the undersigned grantors, in hand paid by the grantee herein, the receipt whereof is acknowledged, we, **DAVID W. BRASFIELD and wife, PHYLLIS M. BRASFIELD**, (herein referred to as grantors, grant, bargain, sell and convey unto **ROBERT E. HORTON** (herein referred to as grantee, the following described real situated in **SHELBY** County, Alabama, to-wit:

Lot 3-A, according to the Resurvey of Brush Creek Farms, Lots 1 to 4, as recorded in Map Book 14, Page 26, in the Probate Office of Shelby County, Alabama. Situated in Shelby County, Alabama.

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

\$80,000.00 of the above recited purchase price was paid from a mortgage executed simultaneously herewith.

TO HAVE AND TO HOLD to the said grantee, his heirs and assigns forever.

And We do, for ourselves and for our heirs, executors and administrators, covenant with said grantee, his heirs and assigns, that, we are lawfully seized in fee simple of said premises; that they are free from all encumbrances, unless otherwise stated above; that we have a good right to sell and convey the same as aforesaid;

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03:24 PM CERTIFIED
SHELBY COUNTY JUDGE OF PROBATE
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WBC/Davis Plasm

Inst # 1996-03483

that we will, and our heirs, executors and administrators shall warrant and defend the same to the said grantee, his heirs and assigns forever, against the lawful claims of all persons.

IN WITNESS WHEREOF, We have hereunto set our hand and seals this 31st day of January, 1996.

David W. Brasfield
David W. Brasfield

Phyllis M. Brasfield
Phyllis M. Brasfield

STATE OF ALABAMA }

COUNTY OF SHELBY }

I, the undersigned authority, a Notary Public in and for said County in said State, hereby certify that Phyllis M. Brasfield, wife of David W. Brasfield, whose names 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 31st day of January, 1996.

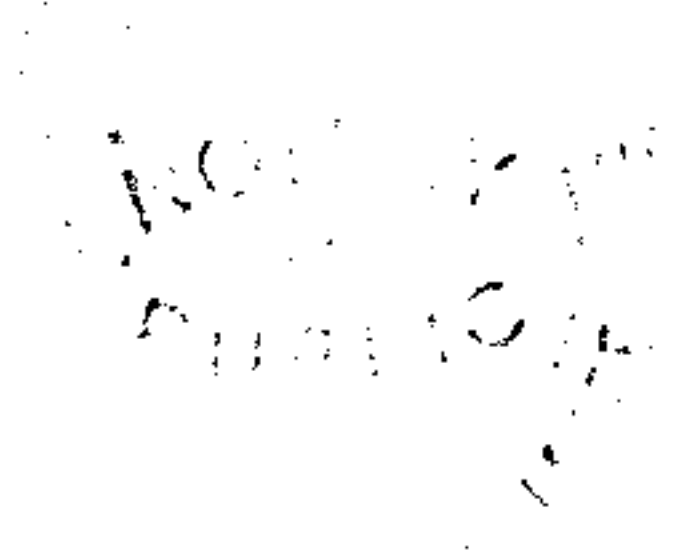
Kathy Brasher
Notary Public
My Commission Expires: 9-12-98

STATE OF ALABAMA }

COUNTY OF SHELBY }

I, the undersigned authority, a Notary Public in and for said County, in said State, hereby certify that David W. Brasfield, husband of Phyllis M. Brasfield, 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 30th day of January, 1996.


William A. Justice
Notary Public

My Commission Expires: 9/12/99

Inst # 1996-03483

02/01/1996-03483
03:24 PM CERTIFIED

SHELBY COUNTY JUDGE OF PROBATE