

THIS INSTRUMENT WAS PREPARED WITHOUT EVIDENCE OF TITLE.

This Form Provided By

SEND TAX NOTICE TO:

SHELBY COUNTY ABSTRACT & TITLE CO., INC.

P. O. Box 752 - Columbiana, Alabama 35051  
(205) 669-6204 (205) 669-6291 Fax(205) 669-3130

(Name) Mildred Bragg

(Address) 110 CEDAR HILL FARM Rd  
HARRISVILLE AL 35074

This instrument was prepared by

Name) Michael T. Atchison, Attorney at Law

Address) P.O. Box 822 Columbiana, Al. 35051

Form 1-1-87 Rev. 1-88

**WARRANTY DEED**—Lawyers Title Insurance Corporation, Birmingham, Alabama

STATE OF ALABAMA

Shelby COUNTY

KNOW ALL MEN BY THESE PRESENTS:

That in consideration of Five Hundred and no/100 -----dollars

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

Mildred Bragg, a single woman

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

Charlotte Estes, Ernie Dunn and Teresa Dunn

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

A part of the Southwest Quarter of the Southeast Quarter of Section 22, Township 19 South, Range 1 East, being more particularly described as follows:  
Commence at the Southwest corner of the Southeast Quarter of the Southeast Quarter of Section 22, Township 19 South, Range 1 East, Shelby County, Alabama; thence run North along the West boundary line of said quarter-quarter section for 159.20 feet to the North right of way line of Shelby County Road No. 280 for the point of beginning; thence continue along last said course for 457.30 feet; thence West for 10 feet; thence South for 462.32 feet to the North right of way line of Shelby County Road No. 280; thence East along said road right of way line for 11.20 feet to the point of beginning.

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

Inst # 1997-28642

09/05/1997-28642  
04:08 PM CERTIFIED  
SHELBY COUNTY JUDGE OF PROBATE  
DOJ SNA 10.00

TO HAVE AND TO HOLD to the said grantee, 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 and seal(s), this 5 day of September, 1997.

(Seal)

Mildred Bragg

(Seal)

Mildred Bragg

(Seal)

(Seal)

(Seal)

(Seal)

STATE OF ALABAMA

Shelby COUNTY

General Acknowledgment

I, the undersigned authority, a Notary Public in and for said County, in said State, hereby certify that Mildred Bragg 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 5 day of September, A. D., 1997.

Maurea S. Wilkins

Notary Public.