

This Instrument was prepared by:
Conwill & Justice, P.C.
P.O. Box 557
Columbiana, Alabama 35051

Send Tax Notice To:
Jeffrey G. Bryan
Christi P. Bryan
1739 Tahiti Lane
Alabaster, Al 35007

WARRANTY DEED, JOINT TENANTS WITH RIGHT OF SURVIVORSHIP

STATE OF ALABAMA }

COUNTY OF SHELBY }

KNOW ALL MEN BY THESE PRESENTS, That in consideration of Forty-Six Thousand and no/100 (\$46,000.00), to the undersigned grantors, in hand paid by the grantees herein, the receipt whereof is acknowledged, WE, **LARRY FARR** and wife, **JO FARR**, (herein referred to as grantors), grant(s) bargain(s), sell(s) and convey(s) unto **JEFFREY G. BRYAN** and **CHRISTI P. BRYAN** (herein referred to as grantees), as joint tenants with right of survivorship, the following described real situated in **SHELBY** County, Alabama, to-wit:

A parcel of land in the Northwest Quarter of the Southeast Quarter of Section 28, Township 21 South, Range 1 East, being more particularly described as follows: Beginning at the Northwest corner of the Northwest Quarter of the Southeast Quarter of said Section 28; thence South 89 degrees 37 minutes 10 seconds East along the North line of said sixteenth Section, a distance of 662.83 feet to a 1/2" rebar set, with a cap stamped "S. Wheeler RPLS 16165"; thence South 00 degrees 20 minutes 08 seconds East a distance of 527.87 feet to a 1/2" rebar set, with a cap stamped "S. Wheeler RPLS 16165"; thence North 89 degrees 37 minutes 10 seconds West a distance of 663.50 feet to a 1/2" rebar set, with a cap stamped "S. Wheeler RPLS 16165", on the West line of said sixteenth Section; thence North 00 degrees 15 minutes 50 seconds West a distance of 527.86 feet to the point of beginning. According to the survey of Sid Wheeler, dated September 13, 1998.

Grantors reserve an easement for utilities 10 feet wide along the West line of the above described property.

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

And WE do, for ourselves and for our heirs, executors and administrators, covenant with said grantees, their 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; that WE will, and our heirs, executors and administrators shall warrant and defend the same to the said grantees, their heirs and assigns forever, against the

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lawful claims of all persons.

IN WITNESS WHEREOF, WE have hereunto set our hands and seals
this the 30th day of September, 1998.

Larry Farr
Larry Farr

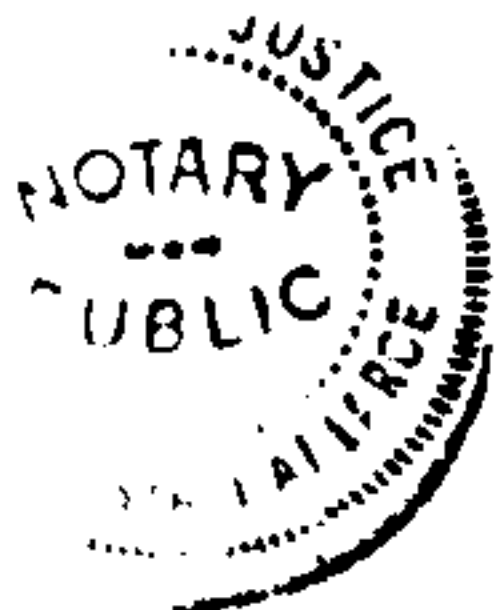
Jo Farr
Jo Farr

STATE OF ALABAMA }
COUNTY OF SHELBY }

I, the undersigned authority, a Notary Public in and for said County in said State, hereby certify that Larry Farr and wife, Jo Farr, whose names are signed to the foregoing conveyance, and who are known to me, acknowledged before me on this day, that being informed of the contents of the conveyance, they executed the same voluntarily on the day the same bears date.

Given under my hand and official seal this 30th day of September, 1998.

William R. Jentz
Notary Public
My Commission Expires: 9/12/98



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