



20040422000208640 Pg 1/3 35.50
Shelby Cnty Judge of Probate, AL
04/22/2004 13:10:00 FILED/CERTIFIED

This instrument was prepared by

Send Tax Notice To:

WPC & ASSOCIATES LLC
2 OFFICE PARK CIRCLE
SUITE 105
BIRMINGHAM, ALABAMA

Vicki P. Brasfield
Jeffrey Lynn Brasfield

WARRANTY DEED
JOINT TENANTS WITH RIGHT OF SURVIVORSHIP

STATE OF ALABAMA

COUNTY OF Shelby

KNOW ALL MEN BY THESE PRESENTS,

That in consideration of one hundred eighty three thousand Dollars
(\$183,000.00) to the undersigned grantor, or grantors in hand paid by the GRANTEES
herein, the receipt whereof is acknowledged, we, Clinton Gary Snyder,
a single person

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

Vicki P. Brasfield and Jeffrey Lynn Brasfield, husband and wife

(herein referred to as Grantee, whether one or more), as joint tenants with right of survivorship,
the following described real estate situated in Shelby

County, Alabama, to-wit:

Lot 24, according to the Survey of Old Mill Trace, Second Sector,
as recorded in Map Book 8, page 156, in the Probate Office of
Shelby County, Alabama.

A PURCHASE MONEY MORTGAGE IN THE AMOUNT OF \$ 164,700.⁰⁰ IS RECORDED HERewith

TO HAVE AND TO HOLD, to the said GRANTEES as joint tenants, with right of
survivorship, their heirs and assigns, forever, it being the intention of the parties to this
conveyance, that (unless the joint tenancy hereby created is severed or terminated during the
joint lives of the grantees herein) in the event one grantee herein survives the other, the entire
interest in fee simple shall pass to the surviving grantee, and if one does not survive the other,

WARRANTY DEED
JOINT TENANTS WITH RIGHT OF SURVIVORSHIP

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STATE OF ALABAMA

COUNTY OF

then the heirs and assigns of the grantees herein shall take as tenants in common.

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 _____ hand(s)
and seal(s), this _____ 1 _____ day of _____ April _____, 20 04 _____.

Mark W. May as power of _____ (Seal) _____ (Seal)
attorney for Clinton
Gary Snyder _____ (Seal) _____ (Seal)

WARRANTY DEED

STATE OF ALABAMA

COUNTY OF

NOTARY ACKNOWLEDGMENT

I, William Patrick Cockrell, A NOTARY PUBLIC
IN AND FOR SAID COUNTY, IN SAID STATE, HERBY CERTIFY THAT
Mark W. Macoy, WHOSE NAME AS ATTORNEY IN
FACT FOR Clinton Gary Snider, IS SIGNED TO THE
FOREGOING CONVEYANCE AND WHO IS KNOWN TO ME, ACKNOWLEDGED
BEFORE ME THIS DATE, BEING INFORMED OF THE CONTENTS OF THE
CONVEYANCE, He, IN His CAPACITY AS SUCH ATTORNEY IN FACT,
AND WITH FULL AUTHORITY, EXECUTED THE SAME VOLUNTARILY ON
THE DATE THE SAME BEARS DATE.
GIVEN UNDER MY HAND AND SEAL ON THIS THE 1st DAY OF
April, 2004.


NOTARY PUBLIC

WILLIAM PATRICK COCKRELL
Notary Public, AL State at Large
My Comm. Expires May 28, 2006

RETURN TO:

WPC & ASSOCIATES LLC
2 Office Park Circle, Suite 105
BIRMINGHAM, AL 35223
ph 870-0411
fx 870-0311