

THIS INSTRUMENT PREPARED BY:  
MARK S. BOARDMAN  
BOARDMAN, CARR, WEED & HUTCHESON, P.C.  
400 BOARDMAN DRIVE  
CHELSEA, ALABAMA 35043  
The preparer of this deed makes no certification as to title  
and has not examined the title to the property.

Send Tax Notice to Grantee.  
GRANTEE'S ADDRESS:  
Brasher & Chappell Development, LLC

STATE OF ALABAMA )      **GENERAL WARRANTY DEED**  
SHELBY COUNTY      )

KNOW ALL MEN BY THESE PRESENTS: That, for and in consideration of Eighty-Five Thousand and 00/100 (\$85,000.00) Dollars, and other good and valuable consideration, this day in hand paid to the undersigned GRANTORS, **Ricky Brasher, a married individual, and Lynal Chappell, a single individual**, (hereinafter referred to as GRANTORS), the receipt whereof is hereby acknowledged, the GRANTORS do hereby give, grant, bargain, sell and convey unto the GRANTEE, **Brasher & Chappell Development, LLC, a limited liability company**, (hereinafter referred to as GRANTEE) in fee simple the following described Real Estate, lying and being in the County of Shelby, State of Alabama, to-wit:

See Attached Exhibit A for Legal Description.

Subject property does not constitute the homestead of the Grantors herein, as defined by the Code of Alabama.

Subject to existing easements, current taxes, restrictions, set-back lines and rights of way, if any, of record. Subject to any accrued taxes or assessments not yet due and payable.

All of the above recited purchase price was paid from a mortgage loan closed simultaneously herewith.

**Note: The preparer of this deed has not researched the title to subject property.**

TO HAVE AND TO HOLD, the tract or parcel of land above described together with all and singular the rights, privileges, tenements, appurtenances, and improvements unto the said GRANTEE.

AND SAID GRANTORS, for said GRANTORS, GRANTORS' heirs, successors, executors and administrators, covenants with GRANTEE, and with GRANTEE'S heirs and assigns, that GRANTORS are lawfully seized in fee simple of the said Real Estate; that said Real Estate is free and clear from all Liens and Encumbrances, except as hereinabove set forth, and except for taxes due for the current and subsequent years, and except for any Restrictions pertaining to the Real Estate of record in the Probate Office of said County; and that GRANTORS will, and GRANTORS' successors, heirs, executors and administrators shall, warrant and defend the same to said GRANTEE, and GRANTEE'S heirs and assigns, forever against the lawful claims of all persons.

IN WITNESS WHEREOF, said GRANTORS, Ricky Brasher and Lynal Chappell, have hereunto set their hands and seals this the 6th day of January, 2005.

Ricky Brasher 1/6/05  
Ricky Brasher  
Lynal Chappell 1/6/05  
Lynal Chappell

STATE OF ALABAMA )  
COUNTY OF SHELBY )

I, the undersigned, a Notary Public, in and for said County and State, hereby certify that Ricky Brasher, a married individual, and Lynal Chappell, a single individual, 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 Instrument signed their names voluntarily on the day the same bears date.

IN WITNESS WHEREOF, I have hereunto set my hand and seal this the 6th day of January, 2005.

Mary C. Hunter  
NOTARY PUBLIC  
My Commission Expires: 9-15-07

**Exhibit A**  
**Legal Description**

A parcel of land in the NW 1/4 of the NW 1/4 of Section 19, Township 20 South, Range 1 East, Shelby County, Alabama, being more particularly described as follows:

Begin at the Northwest corner of Section 19, Township 20 South, Range 1 East, and run thence South along the West line of Section 19 to the center line of the cherted county road a distance of 700 feet, more or less; thence run East along the North line of said cherted road to the West line of the paved Shelby County Road No. 49; thence run North along the West line of said Shelby County Road No. 49 to the North line of Section 19; thence run West along the North line of said Section to the point of beginning; being situated in Shelby County, Alabama.  
LESS AND EXCEPT any part of subject property lying within a public road right of way.

All being situated in Shelby County, Alabama.