This Instrument Was Prepared By: Christopher R. Smitherman, Attorney At Law Law Offices of Christopher R. Smitherman, LLC Post Office Box 261 Montevallo, Alabama 35115 (205) 665-4357 Send Tax Notice: Karen Brantley Lowery 93 Lawrence Lane Montevallo, AL 35115

20050517000237550 1/1 \$13.00 Shelby Cnty Judge of Probate, AL 05/17/2005 01:40:11PM FILED/CERT
Shelby Cnty Judge of Drobate A

STATE OF ALABAMA

)
WARRANTY DEED

SHELBY COUNTY

)
Assessed Value \$1,640,00

KNOW ALL MEN BY THESE PRESENTS, that for and in consideration of the sum of Five Hundred and 00/100 Dollars (\$500.00) and other good and valuable considerations, the receipt and sufficiency of which are hereby acknowledged, Robert Earl Brantley and wife, Hilde Brantley, hereinafter called "Grantors," do hereby GRANT, BARGAIN, SELL AND CONVEY unto Karen Brantley Lowery, a married person, hereinafter called "Grantee" in fee simple, together with every contingent remainder and right of reversion, the following described real estate, situated in Shelby County, Alabama, to-wit:

Lot No. 2 of the Brantley-Bennett Family Subdivision, as recorded in the Probate Office of Shelby County, Alabama, at Map Book 20, Page 149, all being situated in the Southwest ¼ of the Northwest ¼, Section 19, Township 22 South, Range 3 West, Shelby County, Alabama.

Also, a 20-foot easement for ingress, egress and utilities which traverses from Shelby County Highway No. 10, in a Westerly direction to the Northernmost property line of said Lot No. 2, same being designated within the recorded Family Subdivision Plat, as hereinabove described.

Subject to all items of record.

Note: This property does not constitute homestead property for the Grantors nor the Grantee. Note: This instrument was prepared without evidence of title search.

TO HAVE AND TO HOLD to the said Grantee in fee simple forever, together with every contingent remainder and right of reversion.

The Grantors, do individually and for the heirs, executors, and administrators of the Grantors covenant with said Grantee and the heirs and assigns of the Grantee, that the Grantors are lawfully seized in fee simple of said premises; that said premises are free from all encumbrances, unless otherwise noted above; that the Grantors have a good right to sell and convey the said premises; that the Grantors and the heirs, executors, administrators of the Grantors shall warrant and defend the said premises to the Grantee and the heirs and assigns of the Grantee forever, against the lawful claims of all persons.

IN WITNESS WHEREOF, the Grantors have executed this Deed and set the seal of the Grantors thereto on this date the 16^{th} day of \underline{May} , $\underline{2005}$.

Chambra thereto on this date the <u>ro</u> day of <u>may, 2000</u> .	
<u>GRANTORS</u>	Shelby County, AL 05/17/2005 State of Alabama
•	Deed Tax:\$2.00
Relate Brantley (L.S.) Helde Brantley	(L.S.)
Robert Earl Brantley / Hilde Brantley	
STATE OF ALABAMA)	
) ACKNOWLEDGMENT	
SHELBY COUNTY)	
1, Chvis Smitheman a Notary Public for the State at Large, he	reby certify that the above
posted names, Robert Earl Brantley and Hilde Brantley, which are signed to the fo	pregoing Deed, who are
known to me, acknowledged before me on this day that being informed of the cor	ntents of the Deed, that said
person executed the same voluntarily on the day the same bears date. GIVEN UNDER MY HAND AND OFFICIAL SEAL OF OFFICE on this the	
GIVEN UNDER MY HAND AND OFFICIAL SEALL OF OFFICE on this the	16" day of <u>May</u> , 2005.

NOTARY PUBLIC My Commission Expires: 513 2008