

This instrument prepared by:
THE TUDISCO LAW FIRM, LLC
1901 Cogswell Avenue, Suite 2
Pell City, Alabama 35125

SEND TAX NOTICE TO:
Wendell B. and Sharon V. Farley
157 Hunter Hills Drive
Chelsea, Alabama 35043

NO TITLE EXAMINATION OR
SURVEY PERFORMED BY
PREPARER

WARRANTY DEED – JOINT TENANCY WITH RIGHT OF SURVIVORSHIP

STATE OF ALABAMA
SHELBY COUNTY

KNOW ALL MEN BY THESE PRESENTS, that for and in consideration of the sum of Twelve Thousand Five Hundred Dollars and no cents (\$12,500.00) and other good and valuable consideration, the receipt and sufficiency of which are hereby acknowledged, that R. P. Brasher and wife, Mildred Brasher, (herein referred to as Grantor's), does hereby GRANT, BARGAIN, SELL AND CONVEY unto Wendell B. Farley and wife, Sharon V. Farley, (herein referred to as Grantee's), for and during their joint lives and upon the death of either of them, then to the survivor of them in fee simple, together with every contingent remainder and right of reversion, the following described real estate, situated in Shelby County, Alabama, to-wit:

THE SOUTH HALF OF THE SOUTHEAST QUARTER OF THE NORTHWEST QUARTER OF SECTION 8, TOWNSHIP 18 SOUTH, RANGE 2 EAST AND BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:

COMMENCE AT THE NORTHEAST CORNER OF THE ABOVE DESCRIBED QUARTER AND RUN ALONG THE EAST LINE OF SAID QUARTER S 00 42'24" W 73.86 FT. TO THE POINT OF BEGINNING; THENCE RUN N 85 06'41" W 372.84 FT. TO THE EASTERLY RIGHT-OF-WAY OF SHELBY COUNTY ROAD 55; THENCE RUN ALONG SAID ROW S 14 18'17" W 245.90 FT.; THENCE RUN S 71 43'27" E 450.68 FT. TO THE EAST LINE OF SAID QUARTER; THENCE RUN ALONG SAID LINE N 00 42'24" E 347.86 FT. TO THE POINT OF BEGINNING.

THIS PROPERTY ALSO SUBJECT TO A 20 FT. ACCESS EASEMENT THE CENTERLINE OF WHICH IS DESCRIBED AS FOLLOWS:

COMMENCE AT THE NE CORNER OF SAID QUARTER AND RUN ALONG THE EAST LINE OF SAID QUARTER S 00 42'24" W 83.88 FT. TO THE POB OF SAID EASEMENT CENTERLINE; THENCE RUN N 85 06'41" W 375.23 FT. TO THE END OF SAID CENTERLINE.

BEARINGS AND TIE LINE REFERENCED TO PLAT BY STEVEN H. GILBERT
DATED 1/24/2001.

**DEED PREPARED WITHOUT BENEFIT OF TITLE SEARCH OR TITLE
INSURANCE; LEGAL DESCRIPTION FURNISHED BY GRANTOR'S**

TO HAVE AND TO HOLD to the said Grantee's in fee simple forever, for and during their joint lives and upon the death of either of them, then the survivor of them in fee simple, and to the heirs of such survivor forever, together with every contingent remainder and right of reversion.

The Grantor's, do individually and for their heirs, executors, and administrators of the Grantor's covenant with said Grantee's and the heirs and assigns of the Grantee's, that the Grantor's are lawfully seized in fee simple of said premises; that said premises are free from all encumbrances, unless otherwise noted above; that the Grantor's and the heirs, executors, and administrators of the Grantor's shall warrant and defend the said premises to the Grantee's and the heirs and assigns of the Grantee's Part forever, against the lawful claims of all persons.

Preparer of this document makes no warranty as to correctness of description or ownership of the premises. No title examination or survey has been preformed and there are no representations made as to the merchantability of the title, ownership of mineral and mining rights, adverse possession, easements, or any other matters affecting title to the premises, or the accuracy and completeness of any purported legal descriptions hereinabove. Grantor's further, by execution of this instrument, acknowledges that they have furnished to preparer the description herein, and agrees that, and their successors, heirs and assigns, hold preparer harmless for any warranties, representations and assertions which may arise from these descriptions, and further, Grantee's, their heirs, successors and assigns, acknowledge that they do not rely, in whole or any part, on the actions taken by preparer in preparation or creation of this particular instrument.

IN WITNESS WHEREOF, Grantor's have executed this deed and affixed the seal of Grantor's this 8th day of December, 2010.

Mildred Brasher

R P Brasher

NOTARY PUBLIC STATE OF ALABAMA AT LARGE
MY COMMISSION EXPIRES: Oct 3, 2011
BONDED THRU NOTARY PUBLIC UNDERWRITERS

Mildred Brasher
MILDRED BRASHER

STATE OF ALABAMA
St Clair COUNTY



20101208000410400 3/3 \$30.50
Shelby Cnty Judge of Probate, AL
12/08/2010 11:00:57 AM FILED/CERT

I, the undersigned authority, a Notary Public in and for said County in said State, hereby certify that R. P. BRASHER and MILDRED BRASHER, 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 each executed the same voluntarily on the day the same bears date.

Given under my hand and official seal this 8th day of, December, 2010.

(SEAL)

NOTARY PUBLIC

My Commission Expires:

NOTARY PUBLIC STATE OF ALABAMA AT LARGE
MY COMMISSION EXPIRES: Oct 3, 2011
~~ENDED THRU NOTARY PUBLIC UNDERWRITERS~~

Shelby County, AL 12/08/2010
State of Alabama
Deed Tax: \$12.50