



20141002000309970 1/3 \$83.00
Shelby Cnty Judge of Probate, AL
10/02/2014 02:33:09 PM FILED/CERT

STATE OF ALABAMA

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COUNTY OF SHELBY

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KNOW ALL MEN BY THESE PRESENTS, that for and in consideration of Five Hundred and NO/100 (\$500.00) Dollars and other good and valuable considerations to the undersigned **BOBBY RAY BROOKS AND WIFE, VICKIE D. BROOKS, WHOSE MAILING ADDRESS IS 271 HIGHWAY 62, HARPERSVILLE, ALABAMA 35078**, herein referred to as Grantors, in hand paid by **JEREMY BROOKS, WHOSE MAILING ADDRESS IS 277 COUNTY ROAD 62, HARPERSVILLE, ALABAMA 35078**, herein referred to as Grantee, the receipt whereof is hereby acknowledged, the said Grantor does hereby grant, bargain, sell and convey unto the said Grantee all theirs right, title and interest in and to the following described real estate situated in Shelby County, Alabama:

That certain parcel of land described as commencing at the Southwest corner of the Northwest Quarter of the Southeast Quarter of Section 27, Township 19 South, Range 2 East and run thence North along the West line of said last named forty acres to the point of intersection with the North right of way line of the new Glaze Ferry Public Road, as now constructed , for the point of beginning of the lot herein described; marked by an iron pipe driven in the ground; run thence in an easterly direction along the North right of way line of said Glaze Ferry Public Road, as now constructed, for a distance of 120 feet to an iron pipe driven into the ground; run thence North and parallel with the West line of said Northwest Quarter of the Southeast Quarter of said Section 27 for a distance of 500 feet to an iron pipe driven in the ground; run thence in a westerly or southwesterly direction parallel with the North right of way line of said Glaze Ferry Paved Road, as now constructed, for a distance of 120 feet to the West line of said forty acres, marked by an iron pipe driven in the ground; run thence South along the West line of said Northwest Quarter of the Southeast Quarter of said Section 27 for a distance of 500 feet to the point of beginning. Situated in Shelby County, Alabama.

LESS AND EXCEPT that portion conveyed to Stephanie Foster as shown by deed recorded in Instrument #20140916000290320.

Deed Reference: Instrument #20030421000243210 and Instrument #20100426000126640.

Shelby County, AL 10/02/2014
State of Alabama
Deed Tax: \$63.00

Subject to any and all restrictions, reservations, easements and rights of way of public record.

Property Address: 277 County Road 62, Harpersville, Alabama 35078

Date of Sale: September

Assessor's Market Value: \$62,570.00

The purchase price or actual value claimed on this form can be verified in the following documentary evidence: Property Record Card

TO HAVE AND TO HOLD unto the Grantee, and the heirs and assigns of Grantee, forever, together with any and all remainder or reversion interest therein;

And the Grantors do for themselves and for their heirs, executors and administrators, covenant with the Grantee, his heirs and assigns that they are lawfully seized in fee simple of said premises, that it is free from all encumbrances, except as herein stated, that they have a good right to sell and convey the same as is done hereby, that they will and their heirs, executors and administrators shall warrant and defend the same to the said Grantee, his heirs and assigns forever against the lawful claims of all persons except any who claim under this instrument or any matter herein stated.

Wherever used herein, the singular number shall include the plural, the plural shall include the singular, the use of any gender shall include other genders, when applicable, and related words shall be changed to read as appropriate.

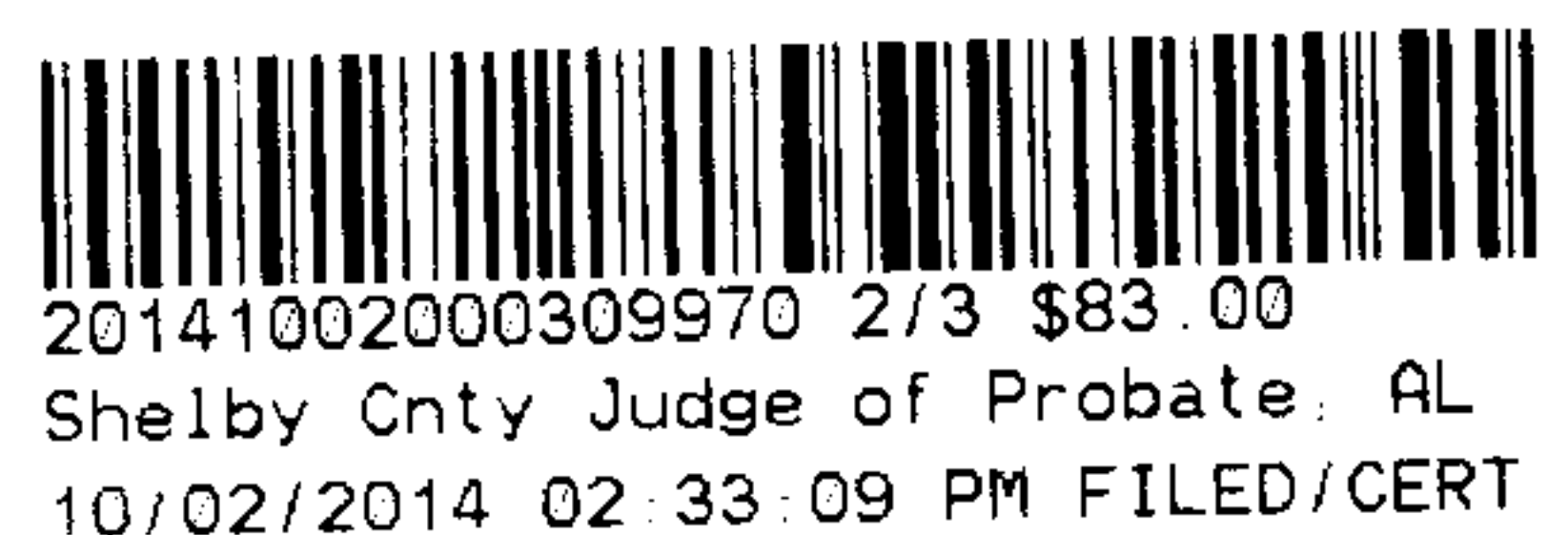
IN WITNESS WHEREOF, the said Grantors have hereunto set their hands and seals on this the 22nd day of September, 2014.

Bobby R. Brooks

Bobby Ray Brooks

Vickie D. Brooks

Vickie D. Brooks

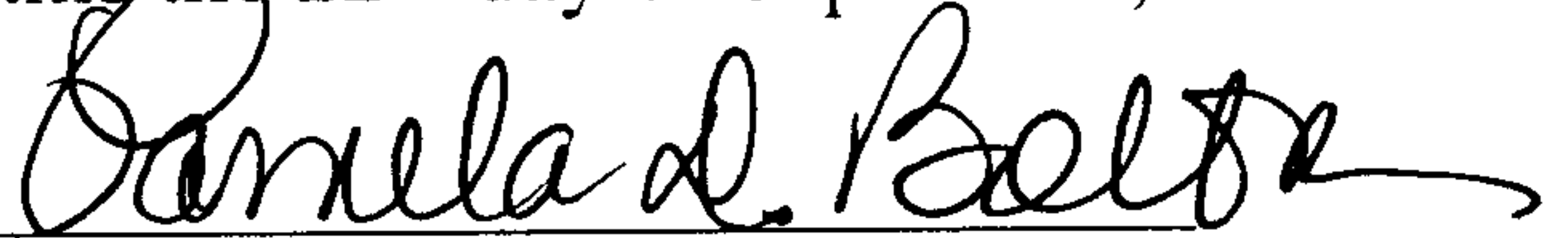


STATE OF ALABAMA §

COUNTY OF TALLADEGA §

I, the undersigned authority in and for said County, in said State, hereby certify that Bobby Ray Brooks and wife, Vickie D. Brooks, whose names are signed to the foregoing instrument and who are known to me, acknowledged before me on this day that, being informed of the contents of this instrument, they executed the same voluntarily on the day the same bears date.

Given under my hand and official seal this the 22nd day of September, 2014.



Notary Public

THIS INSTRUMENT PREPARED BY:
PROCTOR & VAUGHN, LLC
Post Office Box 2129
Sylacauga, Alabama 35150



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