


This Instrument Prepared By:  
Shannon Walker Brasher  
114 Highway 487  
Vandiver, AL 35176

  
20200602000221890 1/2 \$26.00  
Shelby Cnty Judge of Probate, AL  
06/02/2020 02:56:43 PM FILED/CERT

### Judgment/Lien Affidavit

The undersigned, being first duly sworn according to law and intending to be legally bound hereby, depose(s) and say(s) as follows:

My name is **Shannon Walker Brasher** and I am refinancing the real property located at 114 Highway 487, Vandiver, AL 35176, further described as follows:


See Attached Exhibit "A" Legal Description

It has come to my attention there is a Certificate of Judgment against a defendant whose name is similar to, or like, my name. I am giving this affidavit to affirm that I am not the same person named in the following judgment and the associated debt does not belong to me:

Certificate of Judgment in the original amount of \$6,199.73 in favor of Merchants and Farmers Bank a/k/a M & F Bank v. Shannon Lynn Brasher, judgment recovered 3/18/2011 and recorded 4/13/2011 at Instrument Number 20110413000113780 in the Probate Office of Shelby County, Alabama.  
Case Number: DV 2011 900131.00

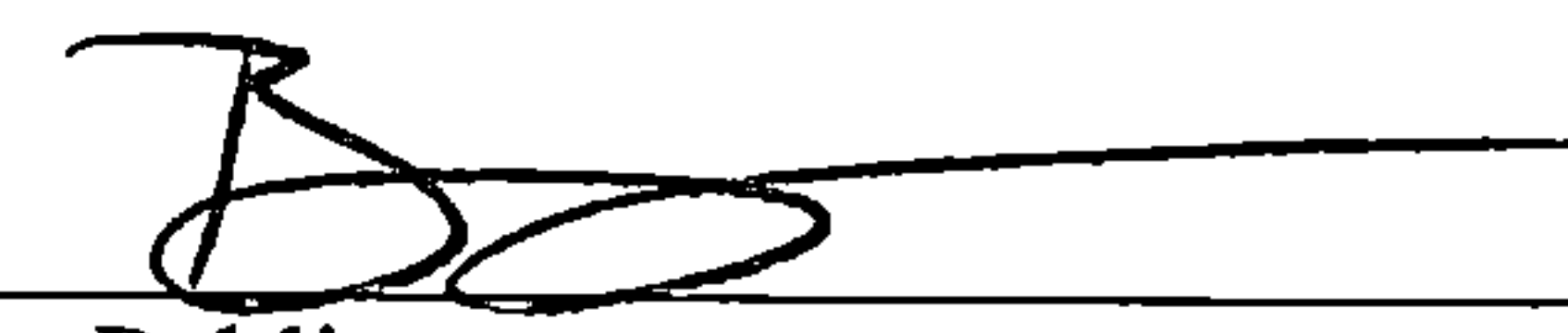
This affidavit is given to induce Fidelity National Title Insurance Company to insure the real property herein described. Should the factual information provided above prove incorrect, I agree to indemnify and hold harmless Fidelity National Title Insurance Company, Title One, L.L.C., their agents, successors and/or assigns, for any loss or damage suffered as a result. By signing below, I, **Shannon Walker Brasher**, fully understand the content of this affidavit and certify it to be true and correct.

FURTHER AFFIANT said not on 26<sup>th</sup> day of May, 2020.

  
Shannon Walker Brasher

Sworn to and subscribed before me this 26<sup>th</sup> day of May, 2020.



  
Notary Public

My Commission Expires: 10-6-2023

Exhibit "A" Legal Description

PARCEL I: (House Parcel)

Commence at the Southwest corner of the Southwest 1/4 of the Northwest 1/4 of Section 12, Township 18 South, Range 1 East, and run North along the West line of said 1/4-1/4 section 420 feet to the POINT OF BEGINNING, being the Southwest corner of land described in Deed Book 176, Page 125, in the Probate Office of Shelby County, Alabama; then continue North along the West line of said 1/4-1/4 section 210 feet, more or less, to the Southwest corner of land described in Deed Book 337, Page 628, in the Probate Office of Shelby County, Alabama; then turn right and run East 420 feet, more or less, to the West line of land described in Deed Book 237, Page 642, in the Probate Office of Shelby County, Alabama, then turn left and run North along the West line of said land 160 feet, more or less, to the Northwest corner of said land; then turn right and run East 210 feet to the Northeast corner of said land; then turn right and run South 210 feet to the Southeast corner of said land; then turn right and run West 210 feet, more or less, to the East line of the land referred to above in Deed Book 176, Page 125; then turn left and run South 160 feet, more or less, to the Southeast corner of said land; then turn right and run West 420 feet, more or less, to the POINT OF BEGINNING.

Less and except that part of subject property conveyed to Steve Brasher and Robbie Brasher by deed dated August 28, 1989 and recorded in Real Volume 254, Page 116, described as follows: Commence at the Southwest corner of the Southwest 1/4 of the Northwest 1/4 of Section 12, Township 18, Range 1 East, and run North along the West line of said 1/4-1/4 section a distance of 420 feet to the POINT OF BEGINNING, being the Southwest corner of land described in deed recorded in Deed Book 176, Page 125, in the Probate Office of Shelby County, Alabama; thence continue along the West line of said 1/4-1/4 section a distance of 61 feet to a point; thence turn right and run East a distance of 357 feet to a point; thence run South 61 feet; thence run West a distance of 357 feet to the POINT OF BEGINNING. Situated in Shelby County, Alabama.

PARCEL II:

A lot in the Southwest 1/4 of the Northwest 1/4 of Section 12, Township 18 South, Range 1 East, described as beginning at a point on the West line of Section 12 being 480 feet South of the Northwest corner thereof; thence East 210 feet; thence North 210 feet; thence East 210 feet; thence South 420 feet; thence West 420 feet; thence North 210 feet to the POINT OF BEGINNING; being situated in Shelby County, Alabama.

Subject to all building set-back lines, covenants, conditions, easements, limitations, provisions, restrictions, reservations, and rights-of-way of record.



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