

THIS INSTRUMENT PREPARED BY:

Jeremy Taylor
MTTR Engineers, Inc.
3 River Chase Ridge
Hoover, AL 35244

STATE OF ALABAMA)
SHELBY COUNTY)

FEE SIMPLE

WARRANTY DEED

KNOW ALL MEN BY THESE PRESENTS, that for and in consideration of the sum of
\$0.00 dollar(s), cash in hand paid to the
undersigned by the State of Alabama, the receipt of which is hereby acknowledged, I (we),
the undersigned grantor(s), Brasher Holdings, LLC have this day bargained and sold, and
by these presents do hereby grant, bargain, sell and convey unto Shelby County the following
described property, lying and being in Shelby County, Alabama and more particularly
described as follows:

A part of the southwest one-fourth of the Northeast one-fourth of Section 29, Township 19 South, Range 1 East,
Shelby County, Alabama being more particularly described as follows:

Commence at a 1" open top pipe in place being the Northeast corner of the Northeast one-fourth of the southwest
one-fourth of Section 29, Township 19 south, Range 1 east, Shelby county, Alabama: thence proceed south
53°38'17" east for 430.49 feet to a point on the northern side of US Highway 280 right-of-way; thence proceed
along said right-of-way north 84°35'02" east for 52.18' to a concrete right-of-way monument; thence proceed
along the westerly right-of-way of County Road 51 north 54°56'56" east for 257.10 feet to a concrete right-of-
way monument; thence proceed along the westerly right-of-way of County Road 51 north 39° 29'48" east for
181.04' to a point, said point is the point of beginning. From this point of beginning continue north 39° 29'48"
east for 55.31 feet along the westerly right-of-way of County Road 51; thence leaving said existing right-of-way
proceed north 50° 37'16" west for 30.00 feet; thence proceed south 39° 29'48" west for 55.31 feet; thence
proceed south 50° 37'16" east for 30.00 feet to the point of beginning. Said parcel of land containing 1,659 SF.

And as shown on the Property Plat attached hereto and made a part hereof:

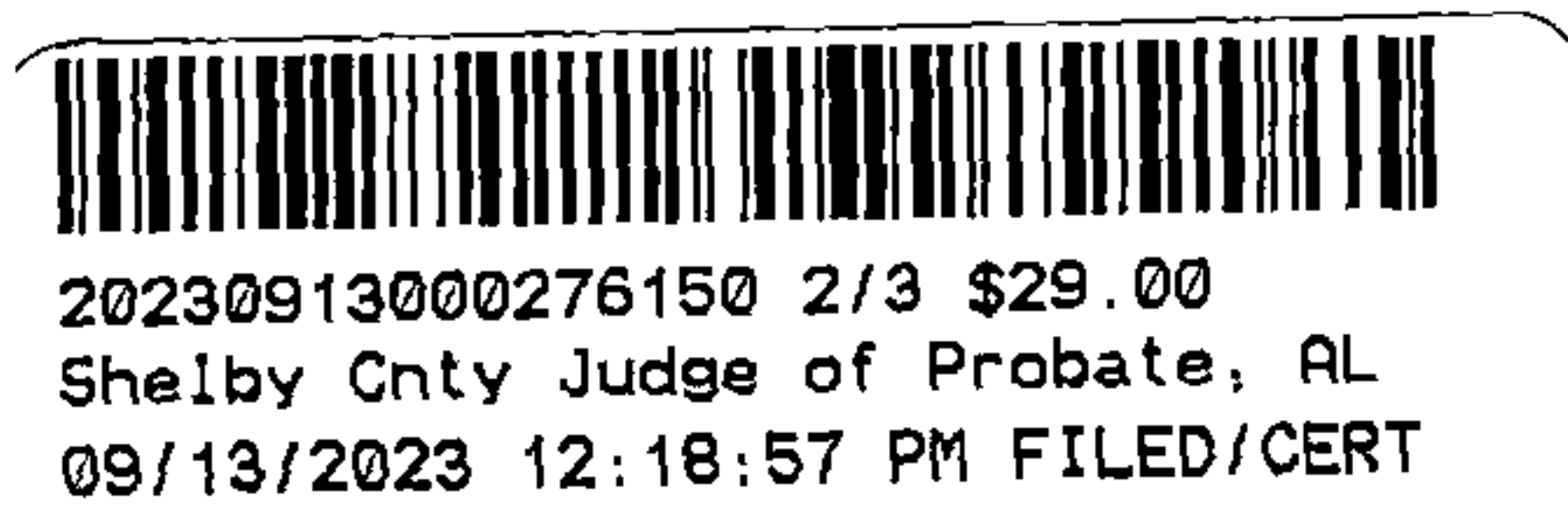
To Have and To Hold, unto Shelby County, its successors and assigns in fee simple
forever.

And for the consideration, aforesaid, I (we) do for myself (ourselves), for my (our) heirs,
executors administrators, successors, and assigns covenant to and with Shelby County that I
(we) am (are) lawfully seized and possessed in fee simple of said tract or parcel of land
hereinabove described; that I (we) have a good and lawful right to sell and convey the same
as aforesaid; that the same is free of all encumbrances, liens, and claims, except the lien for

advalorem taxes which attached on October 1, last past, and which is to be paid by the grantor; and that I (we) will forever warrant and defend the title thereto against the lawful claims of all persons whomsoever.

The grantor(s) herein further covenant(s) and agree that the purchase price above-stated is in full compensation to him-her (them) for this conveyance, and hereby release Shelby County and all or its employees and officers from any and all damages to his/her (their) remaining property contiguous to the property hereby conveyed arising out of the location, construction, improvement, landscaping, maintenance or repair of any public road or highway that may be so located on the property herein conveyed.

In witness whereof, I (we) have hereunto set my (our) hand(s) and seal this the 11 day of September, 2023.



Ralph E Brasher III
Ralph E Brasher III

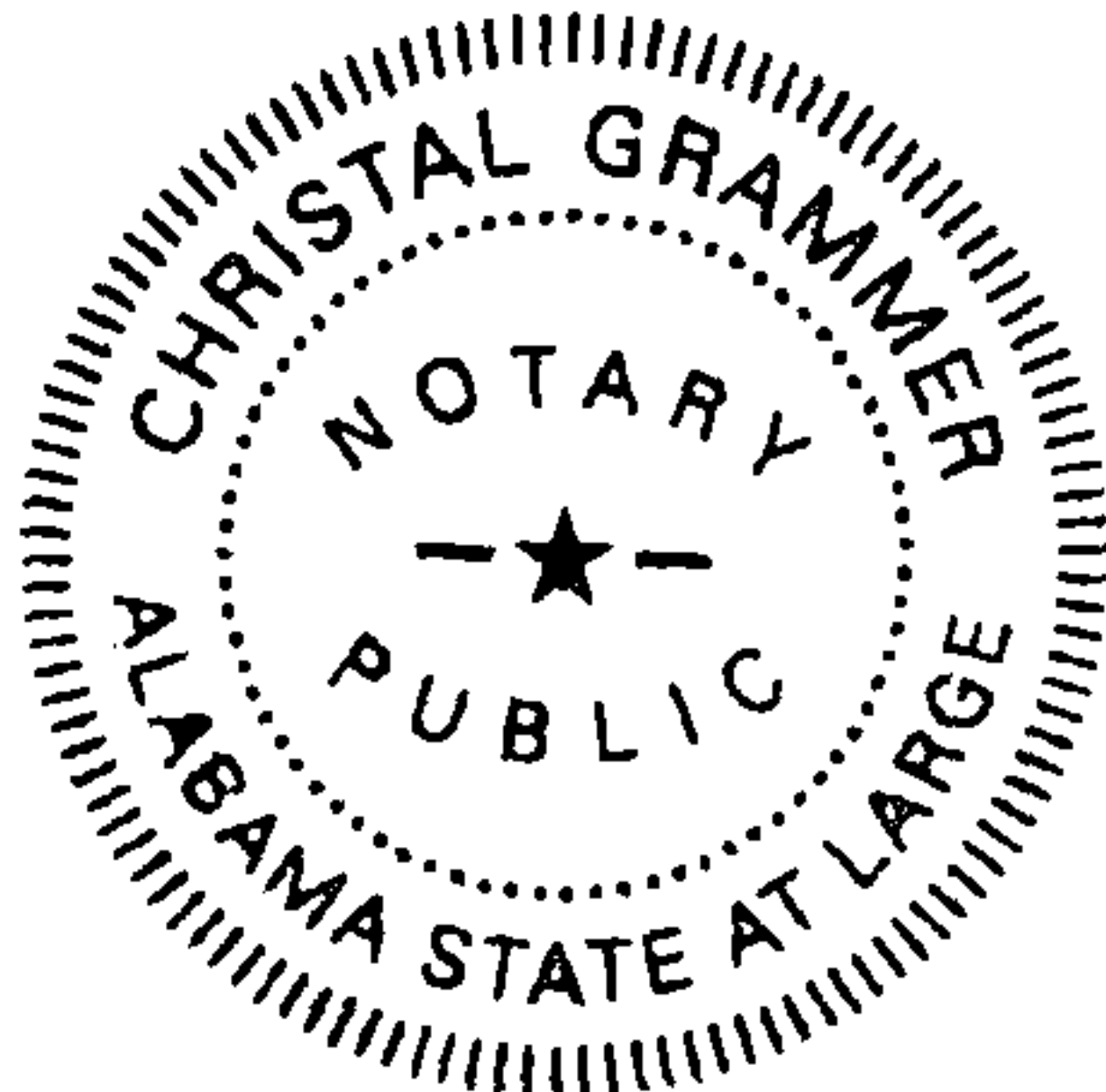
ACKNOWLEDGMENT FOR CORPORATION

STATE OF ALABAMA

Shelby County

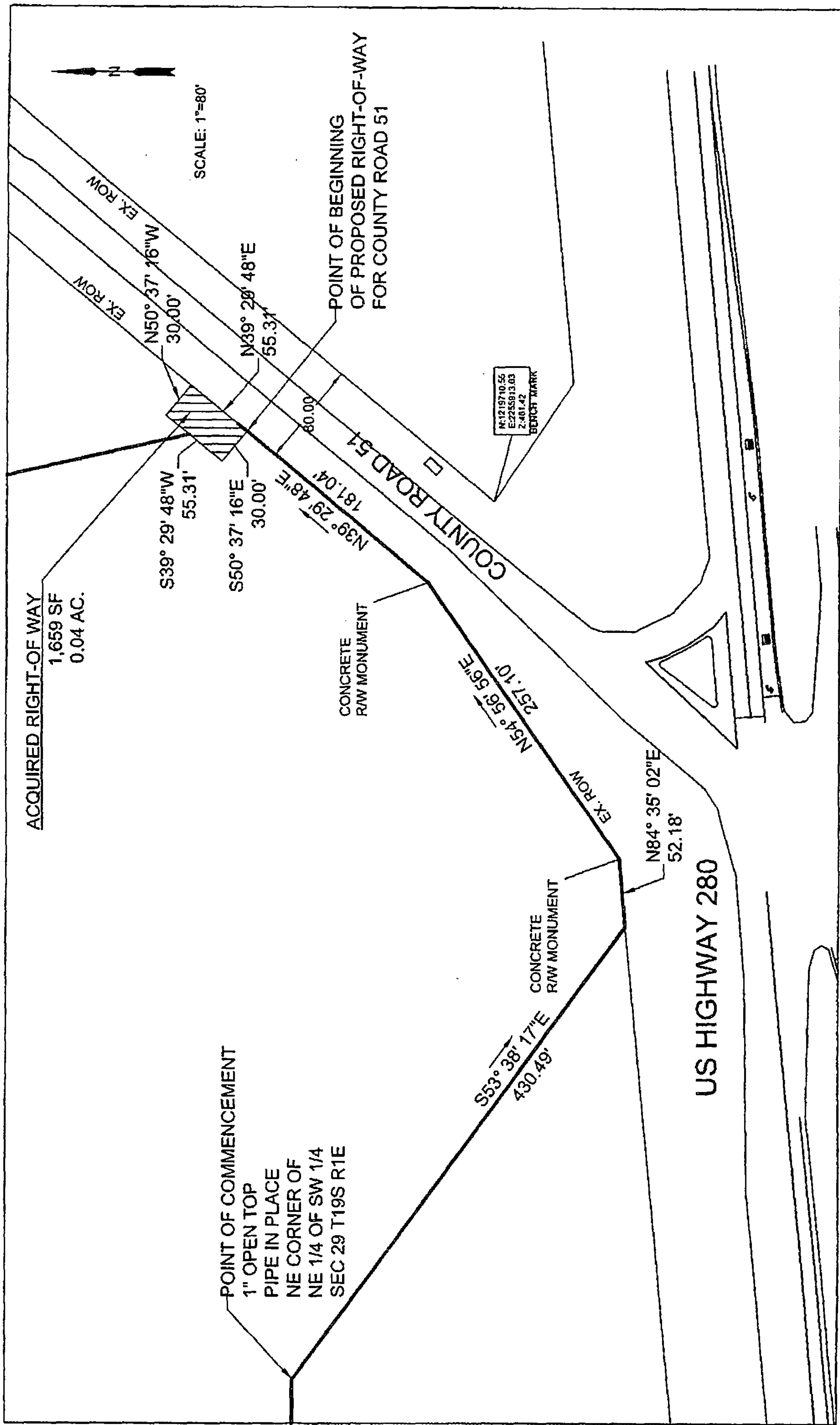
I, Christal Grammer, a public notary in and for said County, in said State, hereby certify that Ralph Brasher, III whose name as owner of the Brasher Holdings, LLC Company, a corporation, is signed to the foregoing conveyance, and who is known to me, acknowledged before me on this day that, being informed of the contents of this conveyance, he, as such officer and with full authority, executed the same voluntarily for and as the act of said corporation.

Given under my hand this 11th day of September, A.D. 2023.



Christal Grammer
NOTARY PUBLIC

My Commission Expires 12/17/2023



20230913000276150 3/3 \$29.00
Shelby Cnty Judge of Probate, AL
09/13/2023 12:18:57 PM FILED/CERT