

9401/8513

REDEMPTION DEED WITHOUT WARRANTY

STATE OF ALABAMA)
COUNTY OF JEFFERSON)

KNOW ALL MEN BY THESE PRESENTS

That for and in consideration of FIVE HUNDRED NINETEEN THOUSAND SIX HUNDRED EIGHTY-NINE AND 24/100 (\$519,689.24) DOLLARS, the redemption of the hereinafter described real estate and other good and valuable considerations to the undersigned Grantor, Resolution Trust Corporation, as Receiver for Jefferson Federal Savings and Loan Association, F.A., in hand paid by Grantee, River Forest Garden Homes, Inc., the receipt where of is acknowledged, does grant, bargain, sell and convey, **without warranty, express or implied**, unto the said River Forest Garden Homes, Inc., the following described real estate situated in Jefferson County, Alabama, to-wit:

Lots 1, 2, 3, 4, 5, 6, 7, 8, 15, 16, 18, 19, 20, 21, 22, 23, 24, 27, 28, 29, 31, 33 and 36 according to the survey of River Forest as recorded in Map Book 163, Page 56 in the Probate Office of Jefferson County, Alabama.

To have and to hold the said above described property unto the said Grantee, together with all and singular the tenements, hereditaments and appurtenances thereunto belonging or in anywise appertaining and unto its successors and assigns forever.

SELLER HAS NOT, DOES NOT AND WILL NOT MAKE ANY WARRANTIES OR REPRESENTATIONS, EXPRESS OR IMPLIED, OR ARISING BY OPERATION OF LAW, INCLUDING, BUT IN NO WAY LIMITED TO, ANY WARRANTY OF CONDITION, MERCHANTABILITY, CONDITION OF TITLE, ZONING OR OTHER LEGAL STATUS, HABITABILITY OR FITNESS FOR A PARTICULAR USE, OR WITH RESPECT TO THE VALUE, PROFITABILITY OR MARKETABILITY OF THE PROPERTY.

SELLER HAS NOT, DOES NOT AND WILL NOT MAKE ANY REPRESENTATION OR WARRANTY WITH REGARD TO COMPLIANCE WITH ANY ENVIRONMENTAL PROTECTION, POLLUTION OR LAND USE LAWS, RULES, REGULATIONS, ORDERS OR REQUIREMENTS INCLUDING BUT NOT LIMITED TO THOSE PERTAINING TO THE HANDLING, GENERATING, TREATING, STORING OR DISPOSING OF ANY HAZARDOUS WASTE OR SUBSTANCE.

This deed is executed pursuant to the laws of the State of Alabama for redemption of property resulting from that certain mortgage foreclosure sale which occurred on November 18, 1992, as evidenced by a foreclosure deed recorded in Volume 4440 at Page 038.

**This property is being re-recorded in Shelby County, Alabama, due to the fact that a small portion of the subject property lies in Shelby County, Alabama.

01/31/1994-03165
10:13 AM CERTIFIED
SHELBY COUNTY JUDGE OF PROBATE
002 MCD 12.00

1994-03165

IN WITNESS WHEREOF, the said Grantor has hereto set its hand and seal, this 20th day of January, 1994.

RESOLUTION TRUST CORPORATION,
as Receiver for Jefferson Federal Savings
and Loan Association, F.A.

By Noel F. Hardin
Its Attorney-in-Fact

STATE OF Georgia)
COUNTY OF Fulton)

I, the undersigned, a Notary Public and for said County, in said State, hereby certify that Noel F. Hardin, whose name as Attorney-in-Fact of Resolution Trust Corporation as Receiver for Jefferson Federal Savings and Loan Association, F.A., 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 the conveyance, he/she as such Attorney-in-Fact and with full authority on behalf of Resolution Trust Corporation as Receiver for Jefferson Federal Savings and Loan Association, F.A., executed the same voluntarily for and as the act of said corporation.

Given under my hand and official seal this 20th day of January, 1994.

David A. Ayden
NOTARY PUBLIC

Notary Public, Newton County, Georgia.
My Commission Expires April 27, 1996.

[SEAL]

My commission expires: _____

This instrument was prepared by:

Gwen L. Windle
Haskell Slaughter Young & Johnston,
Professional Association
1200 AmSouth/Harbert Plaza
1901 Sixth Avenue North
Birmingham, Alabama 35203
(205) 251-1000

STATE OF ALA. JEFFERSON CO.
I CERTIFY THIS INSTRUMENT
WAS FILED ON

1994 JAN 24 PM 2:12

RECORDED & INDEXED
DEED TAX HAS BEEN PAID ON THIS INSTRUMENT

George R. Reynolds
JUDGE OF PROBATE

STATE OF ALABAMA, JEFFERSON COUNTY
I have collected the deed tax on this instrument.
My has been collected and paid to the State of Alabama.
George R. Reynolds
Judge of Probate
"NO TAX COLLECTED"

Inst # 1994-03165
104884.1

01/31/1994-03165
10:13 AM CERTIFIED
SHELBY COUNTY JUDGE OF PROBATE
12.00

Inst # 1994-03165