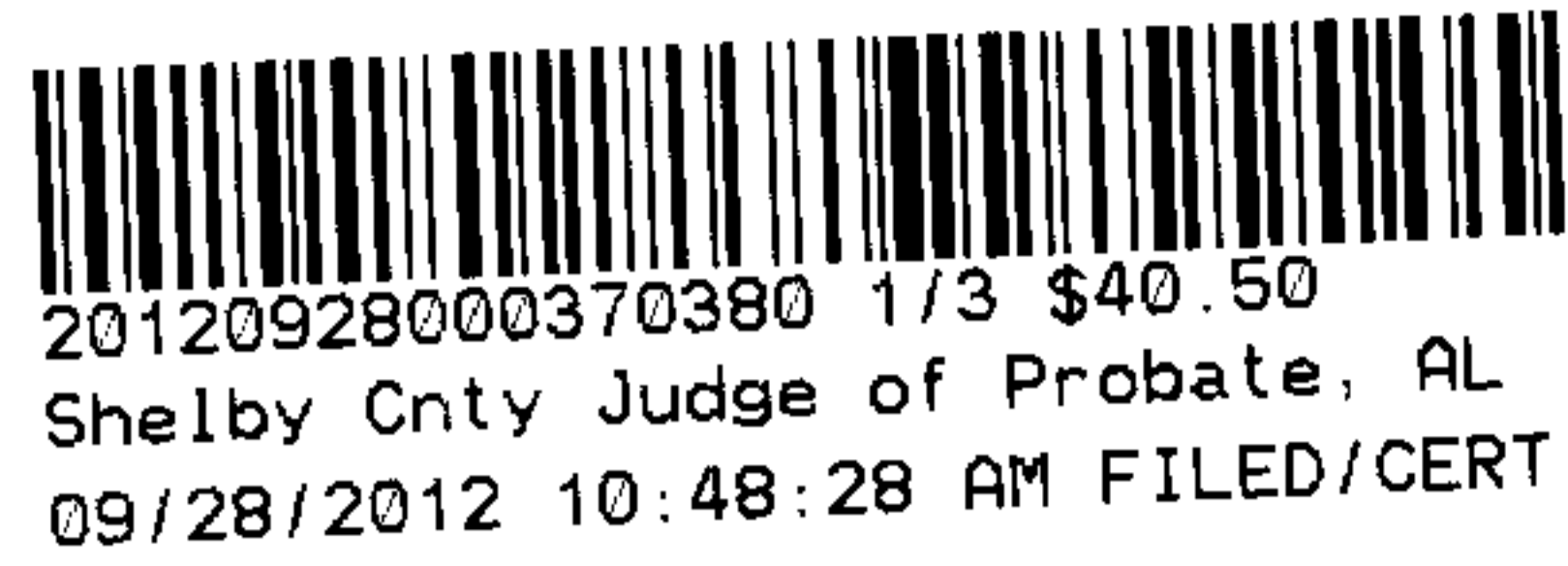


After Recording Return to:
JACK W. Lightsey
Alexis E. Lightsey
2540 Montgomery Hwy.
Centerville, AL
35042



This space reserved for Official Use only

STATE OF ALABAMA }
SHELBY COUNTY }

Tax ID: 23-5-21-0-008-035.000

Mail Tax Statements To:

Jack W. Lightsey
Alexis E. Lightsey
2540 Montgomery Highway
Centerville, AL 35042

SPECIAL WARRANTY DEED

JOINTLY FOR LIFE WITH REMAINDER TO SURVIVOR
(the property being conveyed herein was foreclosure property)

KNOW ALL MEN BY THESE PRESENTS:

On this 10th day of September, 2012, that for and in consideration of TWO HUNDRED FIFTY FIVE THOUSAND and 00/100 DOLLARS (\$255,000.00) and other good and valuable consideration to the undersigned Grantor, in hand paid by the Grantee herein, the receipt whereof is acknowledged, COMPASS BANK, with a business address of P.O. Box 650561, Dallas, TX 75265 (herein referred to as "GRANTOR"), does hereby grant, bargain, sell and convey unto JACK W. LIGHTSEY AND ALEXIS E. LIGHTSEY, husband and wife, for and during their joint lives and upon the death of either of them, then to the survivor of them in fee simple, and to the heirs and assigns of such survivor forever, together with every contingent remainder and right of reversion, residing at 2540 Montgomery Highway, Centerville, AL 35042, (herein referred to as "GRANTEES"), the following lot or parcel of land, situated in the state of Alabama, and being more particularly described as follows:

LOT 635, ACCORDING TO THE SURVEY OF GRANDE VIEW ESTATES GIVIANPOUR ADDITION TO ALABASTER, 6TH ADDITION AS RECORDED IN MAP BOOK 32, PAGE 48, IN THE PROBATE OFFICE OF SHELBY COUNTY, ALABAMA.

BEING THE SAME PROPERTY AS CONVEYED TO COMPASS BANK, AS DESCRIBED BY FORECLOSURE DEED RECORDED MAY 22, 2012 AS INSTRUMENT NO. 20120522000182680, IN THE OFFICIAL RECORDS OF SHELBY COUNTY, ALABAMA.

PROPERTY ADDRESS: 221 Grande View Circle, Maylene, AL 35114
The legal description was obtained from a previously recorded instrument.

SUBJECT TO all matters of record and ad valorem taxes not due or payable on the date hereof.

20120928000370380 2/3 \$40.50
Shelby Cnty Judge of Probate, AL
09/28/2012 10:48:28 AM FILED/CERT

TO HAVE AND TO HOLD, the above-described property together with all and singular the tenements, hereditaments and appurtenances thereupon belonging or in any wise appertaining unto the said **GRANTEES**, their heirs and assigns forever.

IT IS EXPRESSLY UNDERSTOOD AND AGREED by and between the parties hereto that this conveyance is subject to any outstanding rights of redemption from foreclosure sale, and that this deed contains no warranty except against the said Grantor, and all persons claiming by, through, under it, or against encumbrances made or suffered by it.

Grantor does further covenant and bind itself, and its successors and assigns to warrant and forever defend the title to the property to the said Grantees against the lawful claims of all persons claiming by, through or under the Grantor, but no further or otherwise.

IN WITNESS WHEREOF, Grantor has hereunto set its hand and seal this 10 day of September, 2012.

COMPASS BANK

By: Paul J. Pirak

Title: AAMS CREDIT RISK OFFICER

Print Name: Paul J. Pirak

STATE OF Texas, COUNTY OF Dallas

ACKNOWLEDGED AND EXECUTED BEFORE ME, the undersigned authority, a Notary Public in and for said County, in said State, personally appeared Paul J. Pirak, who is the AAMS Credit Risk Off. of **COMPASS BANK**, and is appearing on behalf of said corporation, with full authority to act for said corporation in this transaction, who is known to me or has shown a corporate resol. as identification, who after being by me first duly sworn, deposes and says that he/she has the full legal authority to sign this deed on behalf of the aforementioned corporation.

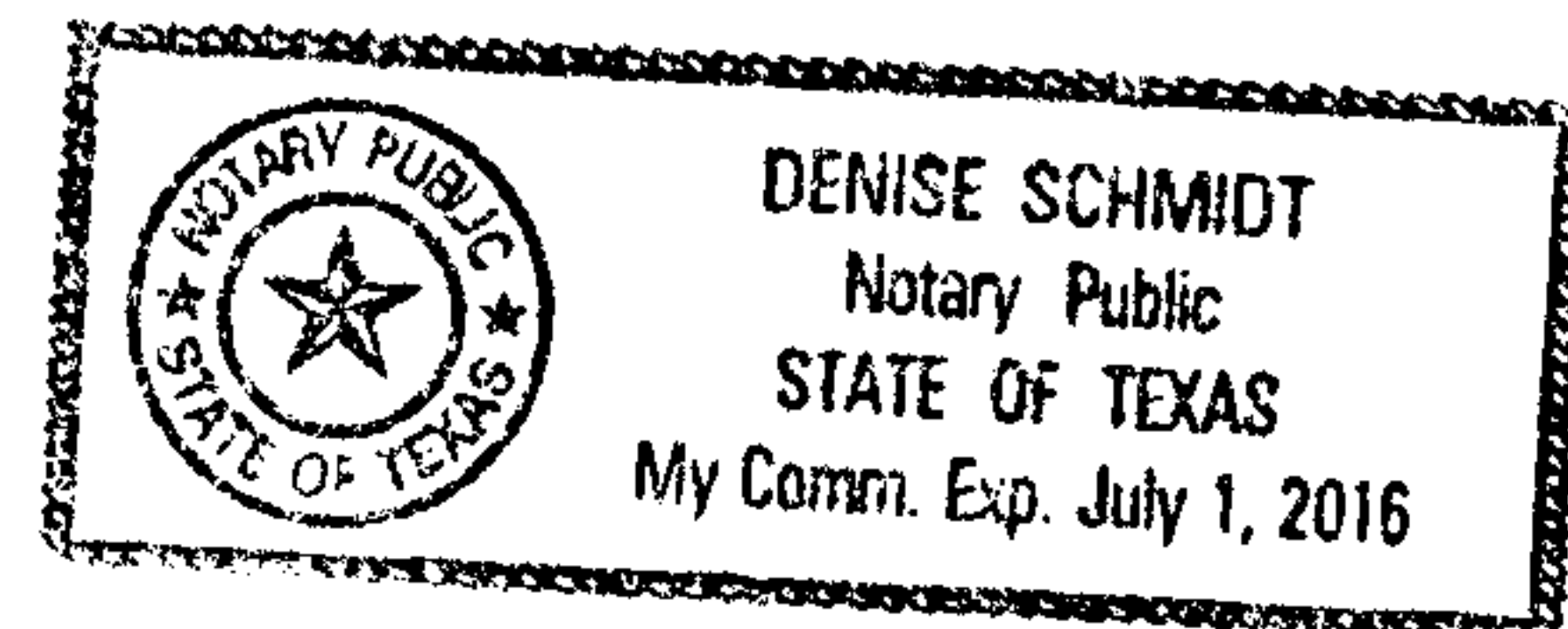
Given under my hand and official seal, this the 10th day of Sept., 2012.

Denise Schmidt
NOTARY PUBLIC

My Commission Expires: July 1, 2016

No title search was performed on the subject property by the preparer of this document. The preparer has not had any contact with the Grantor(s) nor Grantee(s) herein and no legal advice was given to any party. Information contained in this instrument was provided to preparer by an agent for said Grantor. Preparer is not responsible for scheduling the closing; the execution of this document; the validity of any power of attorney, if one is being used; the collection of taxes nor the recording of this instrument. Preparer not responsible for typed or hand written additions made to this instrument after its preparation.

Prepared: Angelina M. Whittington, Esq. KS, AL, & MO Barred
235 W. Brandon Blvd, #191 Brandon, FL 33511 866-755-6300



Real Estate Sales Validation Form

This Document must be filed in accordance with Code of Alabama 1975, Section 40-22-1

Grantor's Name COMPASS BANK
Mailing Address P.O. BOX 650561
DALLAS TX 75265-0561

Grantee's Name JACK W. & ALEXIS E. LIGHTSEY
Mailing Address 2540 MONTGOMERY HIGHWAY
CENTERVILLE AL 35042

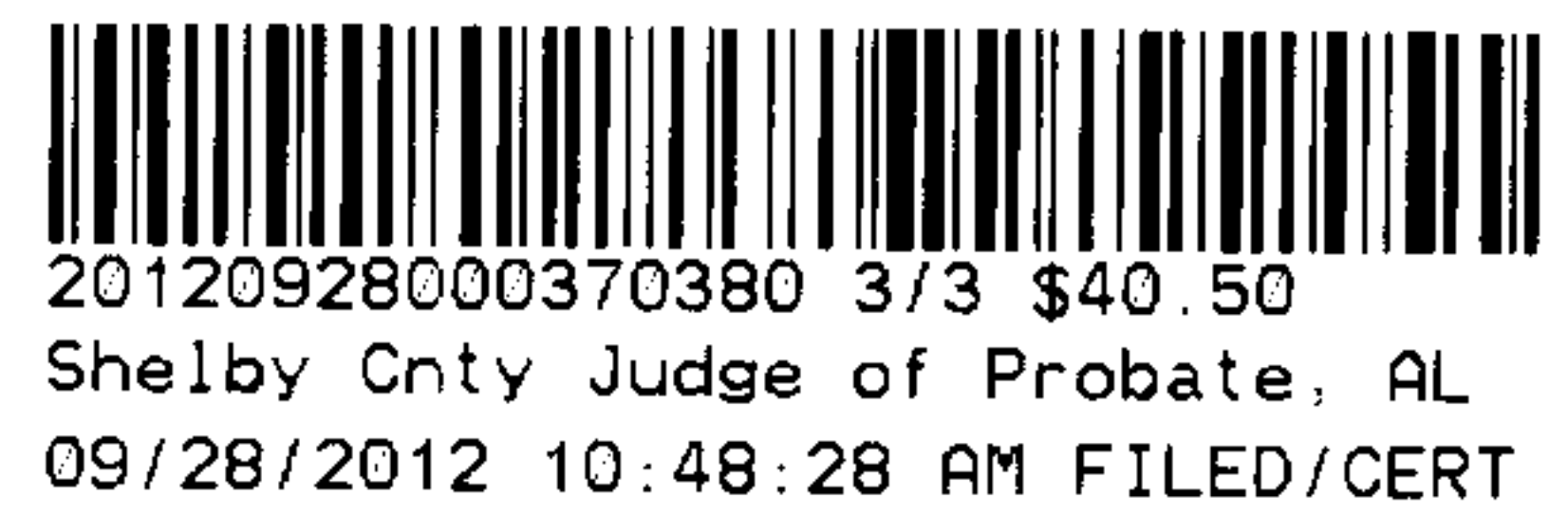
Property Address 221 GRANDE VIEW CIRCLE
ALABASTER, AL 35007

Date of Sale 09/10/2012
Total Purchase Price \$ 255,000.00
or
Actual Value \$ 0.00
or
Assessor's Market Value \$ 0.00

The purchase price or actual value claimed on this form can be verified in the following documentary evidence: (check one) (Recordation of documentary evidence is not required)

- Bill of Sale
Sales Contract
Closing Statement

- Appraisal
Other



If the conveyance document presented for recordation contains all of the required information referenced above, the filing of this form is not required.

Instructions

Grantor's name and mailing address - provide the name of the person or persons conveying interest to property and their current mailing address.

Grantee's name and mailing address - provide the name of the person or persons to whom interest to property is being conveyed.

Property address - the physical address of the property being conveyed, if available.

Date of Sale - the date on which interest to the property was conveyed.

Total purchase price - the total amount paid for the purchase of the property, both real and personal, being conveyed by the instrument offered for record.

Actual value - if the property is not being sold, the true value of the property, both real and personal, being conveyed by the instrument offered for record. This may be evidenced by an appraisal conducted by a licensed appraiser or the assessor's current market value.

If no proof is provided and the value must be determined, the current estimate of fair market value, excluding current use valuation, of the property as determined by the local official charged with the responsibility of valuing property for property tax purposes will be used and the taxpayer will be penalized pursuant to Code of Alabama 1975 § 40-22-1 (h).

I attest, to the best of my knowledge and belief that the information contained in this document is true and accurate. I further understand that any false statements claimed on this form may result in the imposition of the penalty indicated in Code of Alabama 1975 § 40-22-1 (h).

Date 9/14/2012

Print

Unattested

Sign First American Title

(verified by)

(Grantor/Grantee/Owner/Agent) circle one