

SPECIAL WARRANTY DEED

STATE OF ALABAMA)
SHELBY COUNTY)

KNOW ALL MEN BY THESE PRESENTS: That, for and in consideration of Ten and 00/100 Dollars (\$10.00) and other valuable consideration the receipt whereof is hereby acknowledged, the undersigned grantor, STANDARD MORTGAGE CORPORATION, a corporation, does grant, bargain, sell and convey unto FEDERAL NATIONAL MORTGAGE ASSOCIATION, its successors and assigns, the following described real estate situated in the County of Shelby, State of Alabama to-wit:

Lot 15, according to the Survey of Kingwood Townhomes, Phase One, as recorded in Map Book 9, Page 18, in the Probate Office of Shelby County, Alabama.

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 FEDERAL NATIONAL MORTGAGE ASSOCIATION, its successors and assigns, forever.

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

IN WITNESS WHEREOF, STANDARD MORTGAGE CORPORATION, a corporation, has caused this conveyance to be executed by DOROTHY CANTRELL, its VICE President, who is thereunto duly authorized, on this the 20 day of MAY 1999.

STANDARD MORTGAGE CORPORATION

BY: *Dorothy Cantrell*

Dorothy Cantrell, VP

ATTEST: *James A. Hall*

ASSISTANT SECRETARY

James A. Hall, AVP

STATE OF GEORGIA)
COUNTY OF FULTON)

I, Lois Shaevel, a Notary Public in and for said County in said State, hereby certify that DOROTHY CANTRELL, whose name as VICE President of STANDARD MORTGAGE CORPORATION, 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 said conveyance, as such officer and with full authority, executed the same voluntarily for and as the act of said corporation, in its capacity as said Trustee.

Given under my hand this the 20th day of May, 1999.

Lois Shaevel

Notary Public

My Commission Expires:

(SEAL)



Inst # 1999-33128

08/06/1999-33128
02:59 PM CERTIFIED
SHELBY COUNTY JUDGE OF PROBATE

001 MHS 9.00