


STATE OF ALABAMA  
SHELBY COUNTY

Jerry W. Smith  
VA# LH-22-22-6-0536146  
S&T# 03-1196

**SPECIAL WARRANTY DEED**

  
20031029000722190 Pg 1/2 15.00  
Shelby Cnty Judge of Probate, AL  
10/29/2003 14:51:00 FILED/CERTIFIED

KNOW ALL MEN BY THESE PRESENTS:

That Mortgage Electronic Registration Systems, Inc., a corporation organized and existing under the laws of the State of South Carolina, whose principal place of business is located at 8120 Nations Way Building 100 Jacksonville, FL 32256, hereinafter called Grantor, for and in consideration of the sum of ten dollars (\$10.00) and other valuable consideration the receipt whereof is hereby acknowledged, has granted, bargained, and sold, and by these presents, does hereby grant, bargain, sell and convey unto the Secretary of Veterans Affairs, an Officer of the United States of America, whose address is Department of Veterans Affairs, 345 Perry Hill Road, Montgomery, Alabama 36109, hereinafter called the Grantee, and his/her successors in such office, as such, and his/her or their assigns, the following-described property, situated in the county of Shelby, Alabama, to wit:

Lot 38, according to the Survey of Summerchase, Phase 3, as recorded in Map Book 25, Page 65, in the Probate Office of Shelby County, Alabama. Mineral and mining rights excepted.

The property conveyed herein is conveyed subject to outstanding rights of redemption and subject to all easements and restrictions of record and ad valorem taxes not due or payable on the date hereof.

The Grantor also assigns and transfers to the Grantee herein all of said Grantor's claim and notes, and the judgement, if any, thereon representing the indebtedness heretofore secured by liens on the property hereinabove described and which liens were heretofore foreclosed.

To Have and To Hold, the aforegranted property together with all and singular the improvements thereon and the rights and appurtenances thereto in anywise belonging to the said Grantee, and his/her successors in such office, as such, and his/her or their assigns forever, Grantor hereby covenants with the said Grantee and his/her successors in such office, as such, and his/her or their assigns, that Grantor is lawfully seized in fee simple of the aforementioned premises; that they are free from all encumbrance; that it has a good right to sell and convey the same to the said Grantee herein, and that Grantor will warrant and defend the premises to the said Grantee and his/her successors in such office, as such, and his/her or their assigns forever, against the lawful claims and demands of all persons claiming the same by, through, or under Grantor.

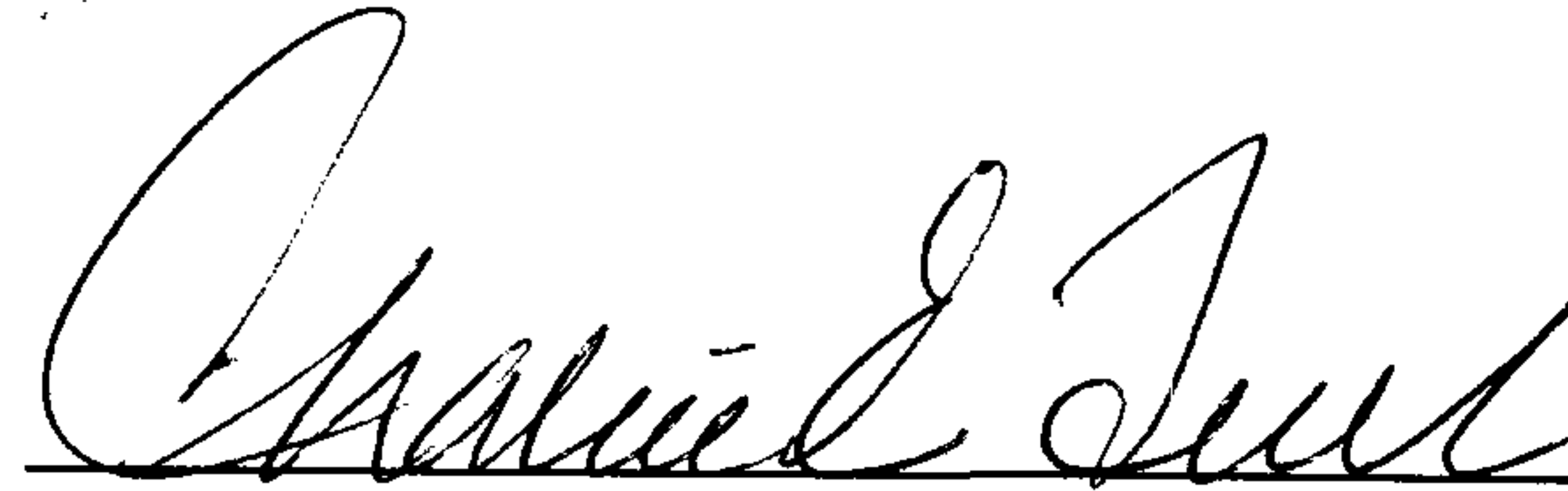
*Shapiro & Tucker*

IN WITNESS WHEREOF, the said Grantor has caused these presents to be signed by Chalice E. Tucker, its Vice President, and attested by Vicki Alvis, its Assistant Secretary both thereunto duly authorized, and its corporate seal to be affixed all on this 29<sup>th</sup> day of October, 2003.

Mortgage Electronic Registration Systems, Inc.

  
(signature)

Vicki Alvis/Assistant Secretary  
NAME AND TITLE OF ATTESTING OFFICER

  
(signature)

Chalice E. Tucker/Vice President  
NAME AND TITLE OF EXECUTING OFFICIAL

THE STATE OF ALABAMA

JEFFERSON COUNTY

I, a Notary Public in and for said State and County, do hereby certify that Chalice E. Tucker, whose name as Vice President and Vicki Alvis, (name of attesting official), of Mortgage Electronic Registration Systems, Inc., a Corporation, are signed to the foregoing conveyance and who are known to me, acknowledged before me on this day that, being informed of the contents of this conveyance, they, as such officers and with full authority, executed same voluntarily for and as the act of said corporation.

Given under my hand this the 29<sup>th</sup> day of October, 2003.

THIS INSTRUMENT PREPARED BY:  
CHALICE E. TUCKER  
2107 5TH AVENUE NORTH  
SUITE 500  
BIRMINGHAM, ALABAMA 35203

  
NOTARY SIGNATURE

Patricia L. Crouch  
Print Name

August 14, 2006  
Exp. Date