

MORTGAGOR(S): SEAN S. HALL AND LIESHA R. HALL

THIS INSTRUMENT PREPARED BY:

Jerry E. Held
Sirote & Permutt, P.C.
2311 Highland Avenue South
P. O. Box 55727
Birmingham, AL. 35255-5727

STATE OF ALABAMA)

COUNTY OF SHELBY)

SPECIAL WARRANTY DEED

KNOW ALL MEN BY THESE PRESENTS: That, for and in consideration of One Dollar (\$1.00) and other valuable consideration, the receipt whereof is hereby acknowledged, the undersigned Grantor, **Mortgage Electronic Registration Systems, Inc., solely as nominee for Firstar Bank, N.A., n/k/a U.S. Bank, N.A.,** does hereby grant, bargain, sell, and convey unto Grantee, **Federal Home Loan Mortgage Corporation,** the following described real estate situated in the County of Shelby, State of Alabama, to-wit:

Lot 26-A, according to a resurvey of Lots 25, 26 and 27, Sandpiper Trail
Subdivision, Sector 2, as recorded in Map Book 15, Page 57, 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 Grantee, 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 rights of redemption from foreclosure sale, and that this deed contains no warranty except against the acts of the said Grantor, and all persons claiming by, through, or under it.

IN WITNESS WHEREOF, Mortgage Electronic Registration Systems, Inc., solely as nominee for Firstar Bank, N.A., n/k/a U.S. Bank, N.A., a corporation, has caused this conveyance to be executed by MARIA ZOGELMAN, its V.P., who is duly authorized, on the 14 day of JANUARY, 2004.

Mortgage Electronic Registration Systems, Inc., solely as nominee for Firstar Bank, N.A., n/k/a U.S. Bank, N.A.

[AFFIX SEAL]

By:
Its

Maria Zoglman
Vice President

Maria Zoglman

STATE OF KENTUCKY)

COUNTY OF DAVISS)

I, the undersigned, a Notary Public, in and for said County in said State, hereby certify that Maria Zoglman, whose name as Nominee For ~~an~~ Mortgage Electronic Registration Systems, Inc., solely as nominee for Firststar Bank, N.A., n/k/a U.S. Bank, N.A., 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 the conveyance, he/she, as such officer, and with full authority, executed the same voluntarily for and as the act of said corporation.

Given under my hand and official seal this the 14th day of January, 2004.

Cristi Edge
NOTARY PUBLIC

My Commission Expires: 02-01-07

