

in consideration of  
\$500.00

~~\$10,000~~  
1677341730

Revised 1/02/92  
AL (Conventional)

STATE OF ALABAMA ) ss.  
COUNTY OF ~~JEFFERSON~~ ) SHELBY

**SPECIAL WARRANTY DEED**

FOR VALUABLE CONSIDERATION to the undersigned paid by the Grantee herein, the receipt of which is hereby acknowledged, the undersigned FEDERAL NATIONAL MORTGAGE ASSOCIATION, a corporation organized and existing under the laws of the United States, (hereinafter called the "Grantor"), has granted, bargained and sold, and does by these presents grant, bargain, sell and convey unto PMI Mortgage Insurance Co., and their assigns, (hereinafter called "Grantee"), the following described property situated in Shelby County, State of Alabama, described as follows, to-wit:

The property is commonly known as 156 Canyon Trail Pelham, AL 35124 and is more particularly described on Exhibit A, attached hereto and made a part hereof by this reference.

TO HAVE AND TO HOLD the above described property together with all rights and privileges incident or appurtenant thereto, unto the said Grantee, PMI Mortgage Insurance Co., and their assigns, forever.

This conveyance is made subject to unpaid taxes and assessments, if any, and to any outstanding rights of redemption from foreclosure sale, and covenants and restrictions of record and matters an accurate survey would reveal.

No word, words, or provisions of this instrument are intended to operate as or imply covenants of warranty except the following: Grantor does hereby specially warrant the title to said property against the lawful claims of all persons claiming by, through and under the Grantor.

IN WITNESS WHEREOF, Federal National Mortgage Association, a corporation has caused this conveyance to be executed in its name by its undersigned officer, and its corporate seal affixed, this 14<sup>th</sup> day of Jan, 2004.

(CORPORATE SEAL)

FEDERAL NATIONAL MORTGAGE ASSOCIATION

By: Helen A. Smith  
Helen A. Smith, Vice President

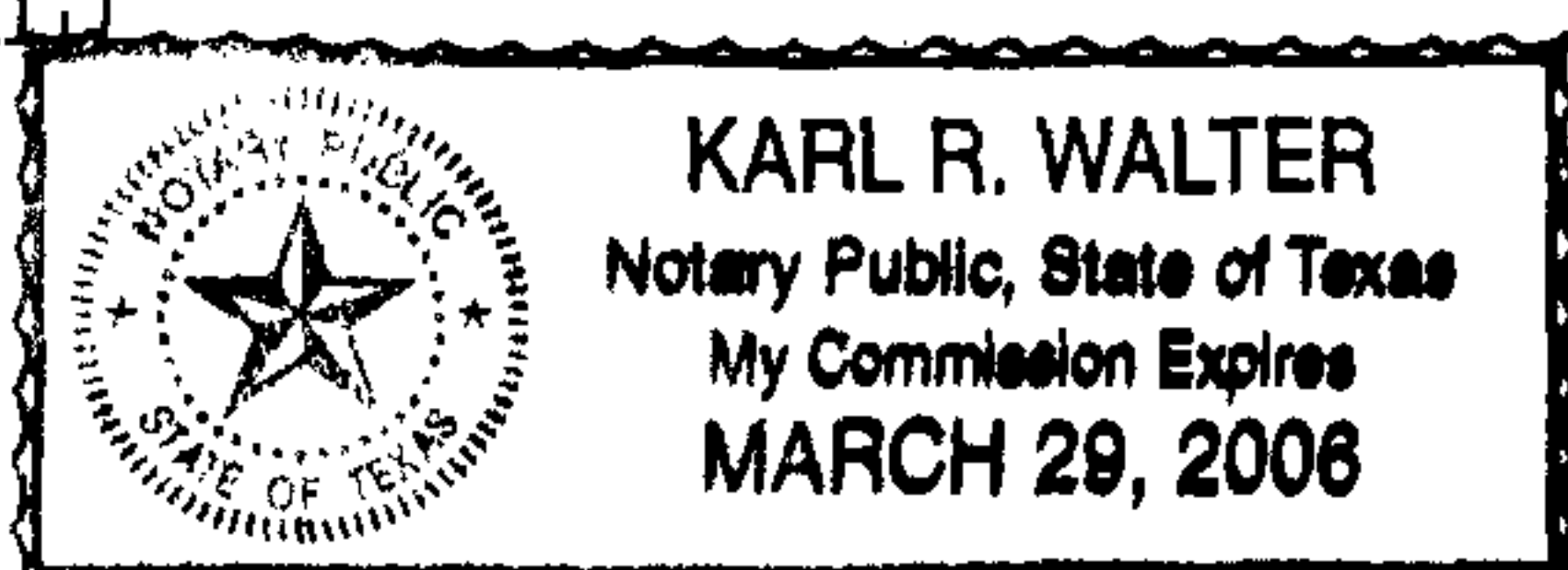
STATE OF TEXAS ) ss.  
COUNTY OF DALLAS)

I, Karl R. Walter, a Notary Public in and for the said County and State, hereby certify that Helen A. Smith, whose name as Vice President of FEDERAL NATIONAL MORTGAGE ASSOCIATION, a corporation organized and existing under the laws of the United States, 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, 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 seal of office, this 14<sup>th</sup> day of Jan, 2004.

Karl R. Walter  
Notary Public, Texas  
My Commission Expires:

(SEAL)



This instrument was prepared by:  
Office of Regional Counsel  
13455 Noel Road  
Dallas, Texas 75240



20040719000399360 Pg 2/2 24.00  
Shelby Cnty Judge of Probate, AL  
07/19/2004 13:12:00 FILED/CERTIFIED

**EXHIBIT A**

**LOT NUMBER FIFTEEN (15), PARKVIEW TOWNHOUSES, PLAT NO. 1 (corrected), according to plat thereof recorded in Map Book 26, Page 92, of the records in the office of the Judge of Probate of Shelby County, Alabama.**

**Municipal Address: 156 Canyon Trail, Pelham, Alabama 35124  
Ad Valorem Tax ID Number: 13-6-13-2-005-015.000**