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20041027000592890 Pg 1/2 19.00
Shelby Cnty Judge of Probate, AL
10/27/2004 09:57:00 FILED/CERTIFIED

STATE OF Alabama
COUNTY OF Shelby

Consideration of \$50,000.00
P & C No. 400672Q
Loan No. **11447513**

SPECIAL WARRANTY DEED

FOR VALUABLE CONSIDERATION to the undersigned paid by the Grantee herein, the receipt of which is hereby acknowledged, the undersigned **Deutsche Bank National Trust Company, as Trustee**, 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 **Ramona S. Boyer** and his/her/their assigns, (hereinafter called "Grantee"), the following described property situated in Jefferson, State of Alabama, described as follows, to-wit:

The property is commonly known as 2127 16th Street, Calera, Alabama 35040 and is more particularly described as follows:

Lots 9 and 10 and the North 25 feet of Lot 11, Block 256, according to the Survey of J.H. Dunstan's Map and Survey of the Town of Calera, as recorded in Map Book 3, Page 127, in the Probate Office of Shelby County, Alabama.

Tax Identification Number: 35-2-03-1-001-032.000

TO HAVE AND TO HOLD the above described property together with all rights and privileges incident or appurtenant thereto, unto the said grantee, **Ramona S. Boyer** and his/her/theirs assigns, forever.

This conveyance is made subject to unpaid taxes and assessments, if any, and to any outstanding statutory 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 or imply as covenants or warranty except the following: Grantor does hereby warrant the title to said property against unlawful claims of all persons claiming by, through and under the Grantor.

A 45,000.00 of Consideration herein was derived
from a mortgage closed simultaneously herewith.

IN WITNESS WHEREOF, **Deutsche Bank National Trust Company, as Trustee**, a corporation has caused this conveyance to be executed in its name by its undersigned officer, and its corporate seal affixed, this 9 day of September, 2004.

**Deutsche Bank National Trust Company,
as Trustee**

Texas
STATE OF ~~ALABAMA~~
COUNTY OF Harris

Stacey Bayley
By: **STACEY BAYLEY**
Its: **ASSISTANT VICE PRESIDENT**
LITTON LOAN SERVICING, LP
ATTORNEY-IN-FACT

I, the undersigned authority, a Notary Public in and for said County in said State, hereby certify that the Grantors, whose names 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 said conveyance, he/she, in his/her capacity as such, executed the same voluntarily on the day the same bears date

Given under my hand and official seal this 9 day of September, 2004

Amanda Hylton
NOTARY PUBLIC
My Commission Expires:

