

SPECIAL WARRANTY DEED

State of ALABAMA)
County of SHELBY)

KNOW ALL MEN BY THESE PRESENTS, that for and in consideration of the sum of **TWO HUNDRED FIVE THOUSAND AND 00/100 dollars (\$205,000.00)** cash in hand paid to **JP MORGAN CHASE BANK, AS TRUSTEE, BY RESIDENTIAL FUNDING CORPORATION, ITS ATTORNEY IN FACT** (hereinafter called "Grantor"), receipt whereof is acknowledged, the said Grantor does hereby grant, bargain, sell and convey unto said **DOUGLAS GRIFFIN**, (hereinafter called "Grantee"), all right, title, interest and claim in or to the following described real estate lying in **SHELBY County, ALABAMA**, to-wit:

LOT 69, ACCORDING TO THE SURVEY OF PHASE III, WYNLAKE SUBDIVISION, AS RECORDED IN MAP BOOK 21, PAGE 84 IN THE PROBATE OFFICE OF SHELBY COUNTY, ALABAMA

TO HAVE AND TO HOLD unto the said Grantee, its successor and assigns forever.

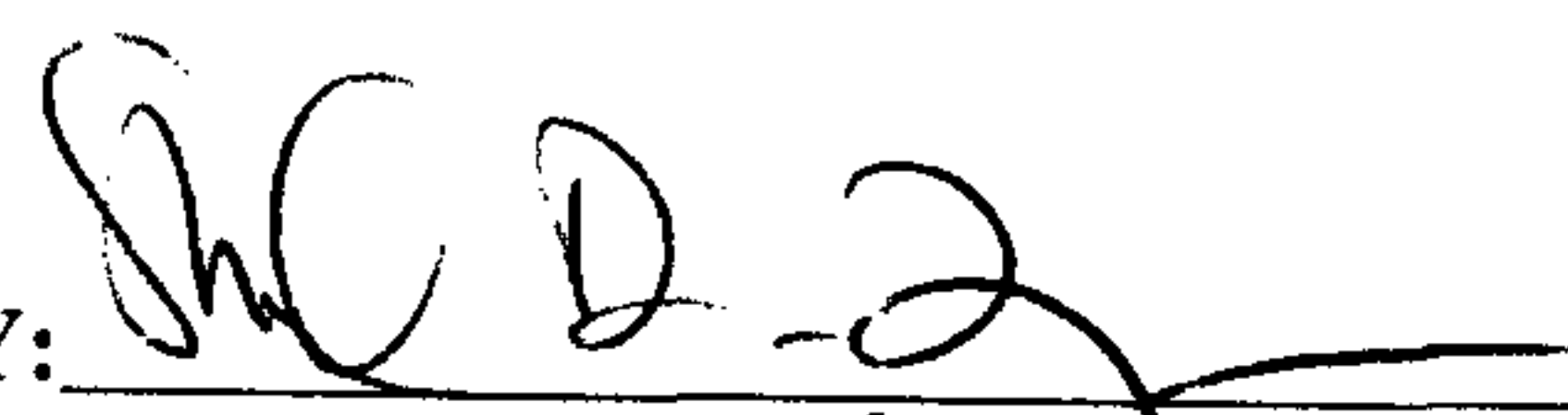
This instrument is executed without warranty or representation of any kind on the part of the undersigned, express or implied, except that there are no liens or encumbrances outstanding against the premises conveyed which were created or suffered by the undersigned and not specifically excepted herein.

This conveyance is made subject to any rights of redemption arising by virtue of the foreclosure of a mortgage as evidenced by a Foreclosure Deed recorded in INSTRUMENT #20040716000396560

IN WITNESS WHEREOF, **JP MORGAN CHASE BANK, AS TRUSTEE, BY RESIDENTIAL FUNDING CORPORATION, ITS ATTORNEY IN FACT** has caused these present to be executed in its name and on its behalf as aforesaid, on this the 2nd day of December, 2004.

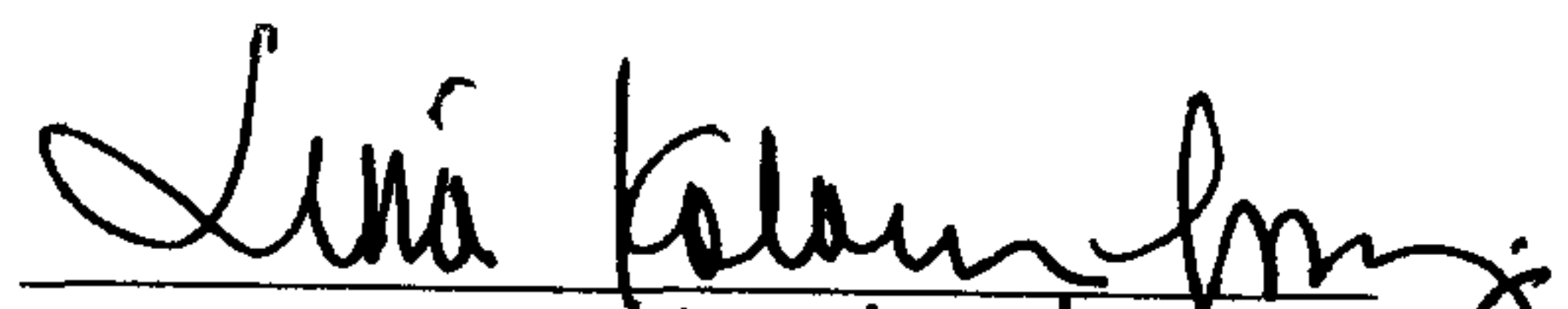
**JP MORGAN CHASE BANK, AS TRUSTEE, BY
RESIDENTIAL FUNDING CORPORATION, ITS
ATTORNEY IN FACT**

BY:



Sharmel Dawson-Tyau, Asst-VP

ATTEST:

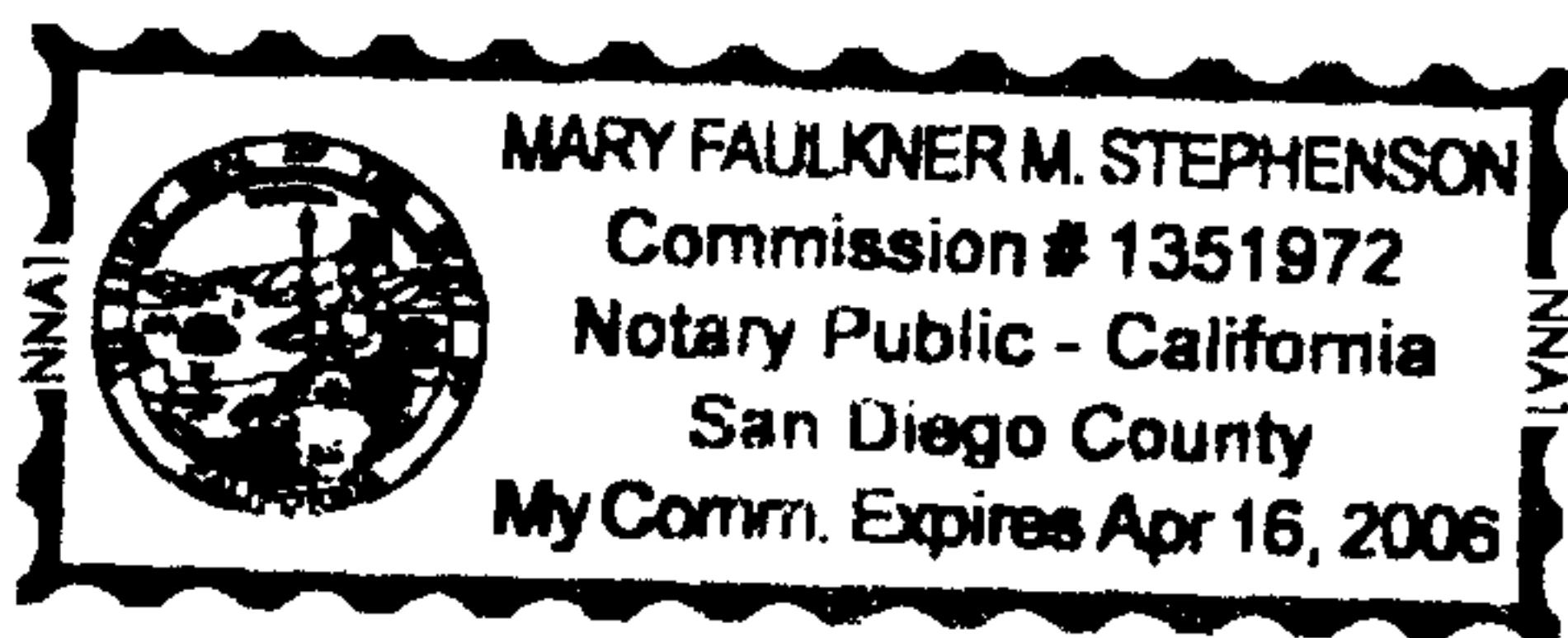


Lina Kalambayi
Assistant-Secretary

STATE OF CALIFORNIA
COUNTY OF SAN DIEGO

I, the undersigned authority, a Notary Public in and for said County and State, hereby certify that **Sharmel Dawson-Tyau** and **Lina Kalambayi**, whose names as **Asst** Vice-president and Assistant-secretary, respectively, of **RESIDENTIAL FUNDING CORPORATION, ATTORNEY IN FACT FOR JP MORGAN CHASE BANK, AS TRUSTEE**, 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, they, as such officers and with full authority, executed the same voluntarily for and as the act of said corporation, acting in their capacity as aforesaid, on the day that bears the same date.

Given under my hand and official seal this 2nd day of December, 2004.





NOTARY PUBLIC (Seal)

My commission expires: _____

This instrument prepared by:
JEREMY D. CROW
MORRIS & SCHNEIDER, P.C. ("M&S")
5346 STADIUM TRACE PARKWAY, SUITE 200
HOOVER, AL 35244
AL-070400897