

This instrument prepared by:
Jeff G. Underwood, Attorney
Sirote & Permutt P.C.
2311 Highland Avenue South
Birmingham, Alabama 35205
2762232

Send Tax Notice to:
George Theodore Parker
Julia Allison Parker

SPECIAL WARRANTY DEED

STATE OF ALABAMA

KNOW ALL MEN BY THESE PRESENTS,

SHELBY COUNTY

That in consideration of One hundred forty-nine thousand nine hundred and 00/100 Dollars (\$149,900.00) to the undersigned Grantor, Federal Home Loan Mortgage Corporation, a corporation, organized and existing under the laws of the United States of America, by National Default REO Services, a Delaware Limited Liability Company dba First American Asset Closing Services, as Attorney in Fact, (herein referred to as Grantor) in hand paid by the Grantees herein, the receipt whereof is acknowledged, the said Grantor does by these presents, grant, bargain, sell and convey unto George Theodore Parker, and Julia Allison Parker, (herein referred to as Grantees), the following described real estate situated in Shelby County, Alabama, to-wit:

Lot 9, according to the survey of Royal Pines, as recorded in Map Book 11, Page 51, in the Probate Office of Shelby County, Alabama; being situated in Shelby County, Alabama.

Subject to:

1. Any item disclosed on that certain policy of title insurance obtained in connection with this transaction.
2. Ad valorem Taxes for the current tax year, which Grantees herein assume and agree to pay.
3. Restrictions recorded in Book 180, Page 109.
4. 40 foot building setback lines.
5. All outstanding rights of redemption in favor of all persons entitled to redeem the property from that certain mortgage foreclosure sale evidenced by mortgage foreclosure deed recorded in Instrument No. 20060228000095720, in the Probate Office of Shelby County, Alabama.

\$ 149,900⁰⁰ of the above consideration was paid from the proceeds of a mortgage loan closed simultaneously herewith.

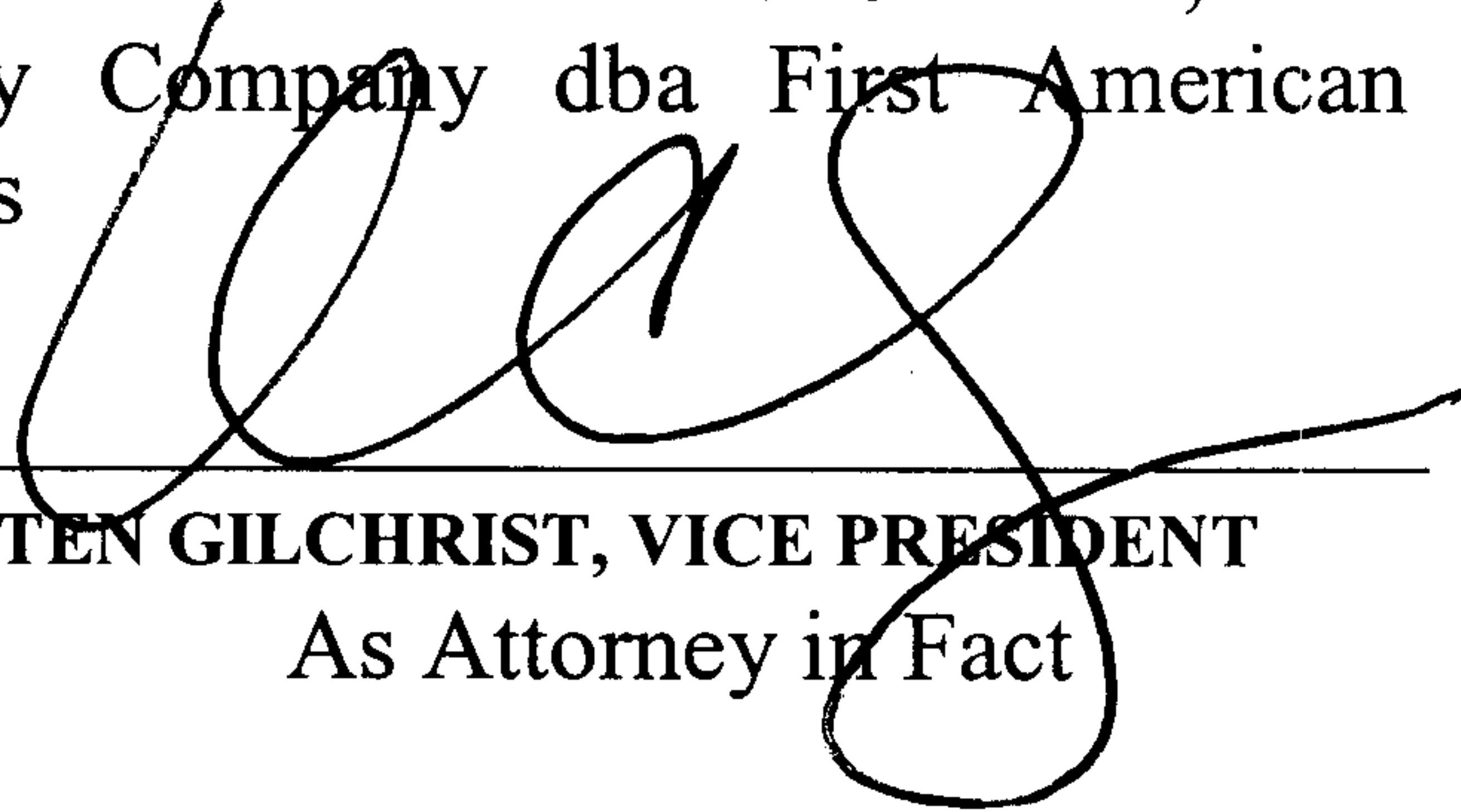
This property is sold as is and grantor only warrants title from the time grantor obtained title until the date grantor conveys its interest in the aforesaid property to the grantee.

TO HAVE AND TO HOLD Unto the said Grantees, their heirs and assigns, forever.

Special Warranty Deed
December 27, 2005

IN WITNESS WHEREOF, the said Grantor, has hereto set its signature and seal, this the 9 day
of August, 2006.

Federal Home Loan Mortgage Corporation
By, National Default REO Services, a Delaware Limited
Liability Company dba First American Asset Closing
Services

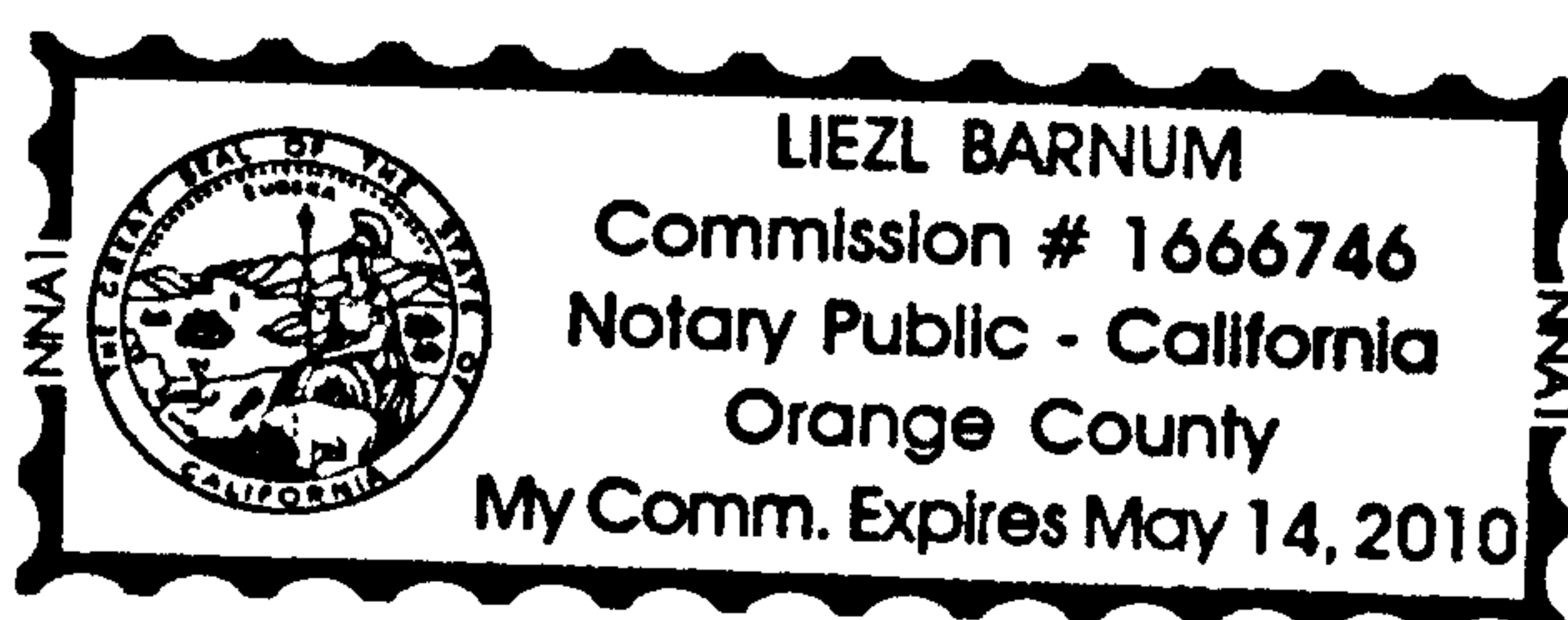
by, 
Its **KIRSTEN GILCHRIST, VICE PRESIDENT**
As Attorney in Fact

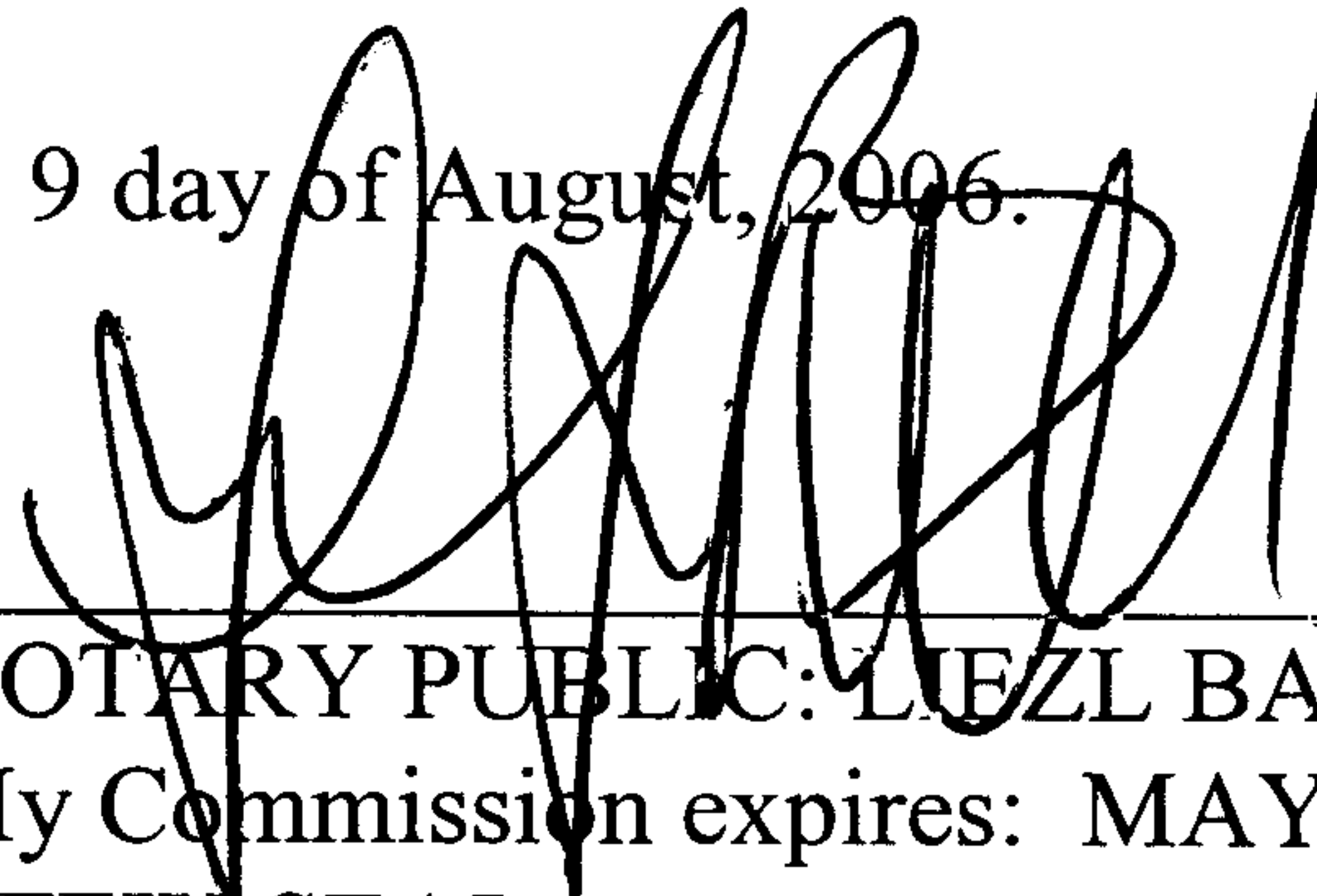
STATE OF CALIFORNIA

COUNTY OF ORANGE

I, the undersigned, a Notary Public in and for said County, in said State, hereby certify that **KIRSTEN GILCHRIST, VICE PRESIDENT** of National Default REO Services, a Delaware Limited Liability Company dba First American Asset Closing Services, as Attorney in Fact for Federal Home Loan Mortgage Corporation, 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, action in its capacity as Attorney in Fact as aforesaid.

Given under my hand and official seal, this the 9 day of August, 2006.




NOTARY PUBLIC: LIEZL BARNUM
My Commission expires: MAY 14, 2010
AFFIX SEAL

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2006-000131