



20061027000531980 1/2 \$29.00  
Shelby Cnty Judge of Probate, AL  
10/27/2006 02:56:17PM FILED/CERT

Shelby County, AL 10/27/2006  
State of Alabama

Deed Tax: \$15.00

This Instrument Prepared By:  
Keri Roth  
Morris|Hardwick|Schneider, LLC  
3535 Grandview Parkway, Suite 610  
Birmingham, AL 35243  
BRR-060400891A

Send Property Tax Notice to:

971 18th St  
Calera, AL 35040

**Special Warranty Deed \***

State of Alabama  
County of Shelby

KNOW ALL MEN BY THESE PRESENTS, that for and in consideration of the sum of Ninety Thousand and 00/100 Dollars (\$90,000.00) cash in hand paid to

**Mortgage Guaranty Insurance Corporation, a Wisconsin Corporation**

(hereinafter called "Grantor"), receipt whereof is acknowledged, the said Grantor does hereby grant, bargain, sell and convey unto said

**Doris D. Glass**

(hereinafter called "Grantee"), all right, title, interest and claim in or to the following described real estate lying in Shelby County, Alabama, to-wit:

**Lots 12 and 13 in Block "K", according to Resurvey of Russell R. Hetz Property, as recorded in Map Book 3, Page 119, 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 right of redemption arising by virtue of the foreclosure of a mortgage as evidenced by a Foreclosure Deed recorded in Deed Book 200510240, Page 550340, Shelby County, Alabama.**

\*A purchase money mortgage was executed simultaneously herewith.

*\$2500.00 of the consideration was paid from the  
proceeds of a Mortgage loan filed simultaneously  
herewith.*

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IN WITNESS WHEREOF, Mortgage Guaranty Insurance Corporation, a Wisconsin Corporation, has caused these present to be executed in its name and on its behalf as aforesaid, on this 13 day of SEPTEMBER, 2006.

Witness SANDY EDWARDS

**Mortgage Guaranty Insurance Corporation, a Wisconsin Corporation**

By: THOMAS A. DREW, VICE PRESIDENT

By: JIM L. FARMER, ASSISTANT SECRETARY

(Corporate Seal)

State of WISCONSIN  
County of MILWAUKEE

I, the undersigned authority, a Notary Public, in and for said County in said State, hereby certify that THOMAS A. DREW and JIM L. FARMER, whose names as VICE PRESIDENT and ASST. SECRETARY, respectively of Mortgage Guaranty Insurance Corporation, a Wisconsin Corporation, 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 the 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 13 day of SEPTEMBER, 2006.

**Maureen Balistreri**  
Notary Milwaukee County, Wisconsin  
commission expires on 10/15/2006

Notary Public

My Commission Expires: \_\_\_\_\_

[Seal]

Reference:  
971 18th Street  
Calera, AL, 35040  
Servicer Loan #: 18101700