

20070307000103480 1/2 \$15.00
Shelby Cnty Judge of Probate, AL
03/07/2007 11:11:59AM FILED/CERT

INVESTOR NUMBER: 869156314

TAYLOR, BEAN & WHITAKER MORTGAGE CORPORATION LOAN NUMBER: 371561

MORTGAGOR(S): ROBERT K. MURDOCH AND CHERYL MURDOCH

THIS INSTRUMENT PREPARED BY:

Colleen McCullough
Sirote & Permutt, P.C.
2311 Highland Avenue South
P. O. Box 55727
Birmingham, AL. 35255-5727

STATE OF ALABAMA)

COUNTY OF SHELBY)

SPECIAL WARRANTY DEED

KNOW ALL MEN BY THESE PRESENTS: That, for and in consideration of One Dollar (\$1.00) and other valuable consideration, the receipt whereof is hereby acknowledged, the undersigned Grantor, **Taylor, Bean & Whitaker Mortgage Corporation**, does hereby grant, bargain, sell, and convey unto Grantee, **Federal Home Loan Mortgage Corporation**, the following described real estate situated in the County of Shelby, State of Alabama, to-wit:

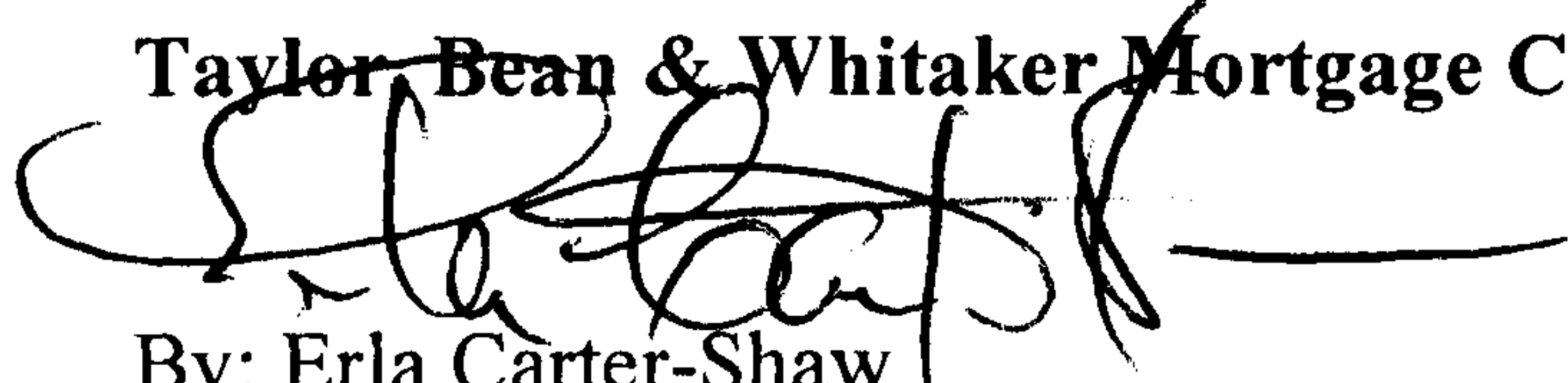
Lot 37, according to the survey of Third Addition to Riverchase West, Residential Subdivision, as recorded in Map Book 7, page 139, in the Probate Office of Shelby County, Alabama.

TO HAVE AND TO HOLD, the above-described property together with all and singular the tenements, hereditaments, and appurtenances thereupon belonging or in any wise appertaining unto the said Grantee, its successors and assigns, forever.

IT IS EXPRESSLY UNDERSTOOD AND AGREED by and between the parties hereto that this conveyance is subject to any outstanding rights of redemption from foreclosure sale, and that this deed contains no warranty except against the acts of the said Grantor, and all persons claiming by, through, or under it.

IN WITNESS WHEREOF, **Taylor, Bean & Whitaker Mortgage Corporation**, a corporation, has caused this conveyance to be executed by Erla Carter-Shaw, its Executive Vice President, who is duly authorized, on the 12 day of January, 2007.

Taylor, Bean & Whitaker Mortgage Corporation



By: Erla Carter-Shaw
Its Executive Vice President

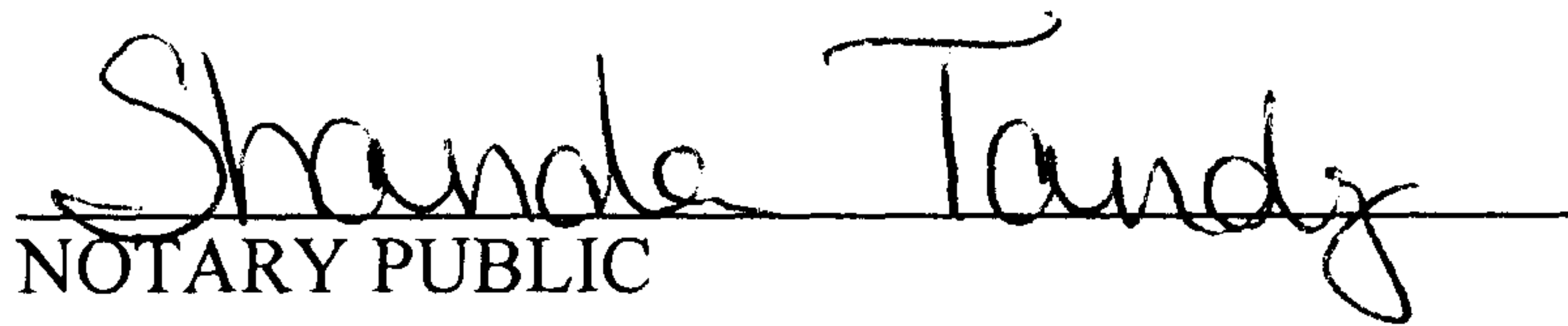
[AFFIX SEAL]

STATE OF FLORIDA)

COUNTY OF MARION)

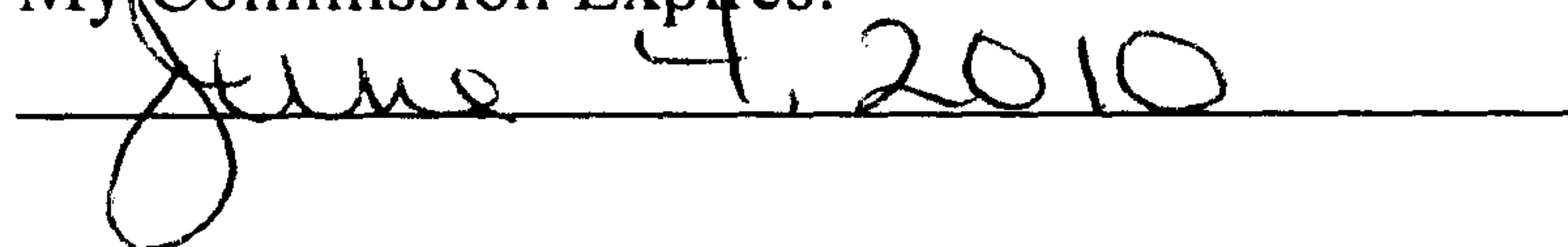
I, the undersigned, a Notary Public, in and for said County in said State, hereby certify that Erla Carter-Shaw, whose name as Executive Vice President of Taylor, Bean & Whitaker Mortgage Corporation, a corporation, is signed to the foregoing conveyance, and who is known to me, acknowledged before me 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.

Given under my hand and official seal this the 12 day of January, 2007.



NOTARY PUBLIC

My Commission Expires:



June 4, 2010

