



20070309000107220 1/2 \$15.00
Shelby Cnty Judge of Probate, AL
03/09/2007 10:46:20AM FILED/CERT

This Instrument Prepared By:

Keri Roth

Morris|Hardwick|Schneider, LLC

3535 Grandview Parkway, Suite 610

Birmingham, AL 35243

BRR-070200108S

Send Property Tax Notice to:

12335 Highway 42
Shelby, AL 35143

Special Warranty Deed

State of Alabama

County of Shelby

KNOW ALL MEN BY THESE PRESENTS, that for and in consideration of the sum of One Hundred Eighty Three Thousand and 00/100 Dollars (\$183,000.00) cash in hand paid to

IndyMac Bank F.S.B.

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

Kevin L. Papp and Carrie Ann Papp

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

Commence at the NW corner of the SE 1/4 of the SW 1/4 of Section 8, Township 22 South, Range 1 East; thence run Easterly along the North line thereof for 599.34 feet to the Point of Beginning; thence continue last described course for 156.0 feet; thence 78 degrees 39 minutes right run Southeasterly for 595.75 feet to the north R/W line of Shelby County Highway 42; thence 88 degrees 58 minutes 47 seconds right to chord of a curve concaved left (having a radius of 1206.88 and a central of 7 degrees 15 minutes 48 seconds); thence run Southwesterly along said curve and R/W for 152.89 feet; thence 91 degrees 00 minutes 45 seconds right run Northwesterly for 629.21 feet to the Point of Beginning. According to the survey of Thomas E. Simmons, LS# 12945, dated May 26, 1995. Lying and being situated in 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 Instrument # 20060619000290910, Shelby County, Alabama.

\$183,000.00 of the consideration was paid from the
proceeds of a Mortgage loan filed simultaneously
herewith.

IN WITNESS WHEREOF, IndyMac Bank F.S.B., has caused these present to be executed in its name and on its behalf as aforesaid, on this 9 day of February, 2007.

[Signature]
Witness

IndyMac Bank F.S.B.

[Signature] (Seal)
By: , President

Kenneth E. Jancarz, FVP (Seal)
By: , Secretary

State of Michigan
County of Kalamazoo

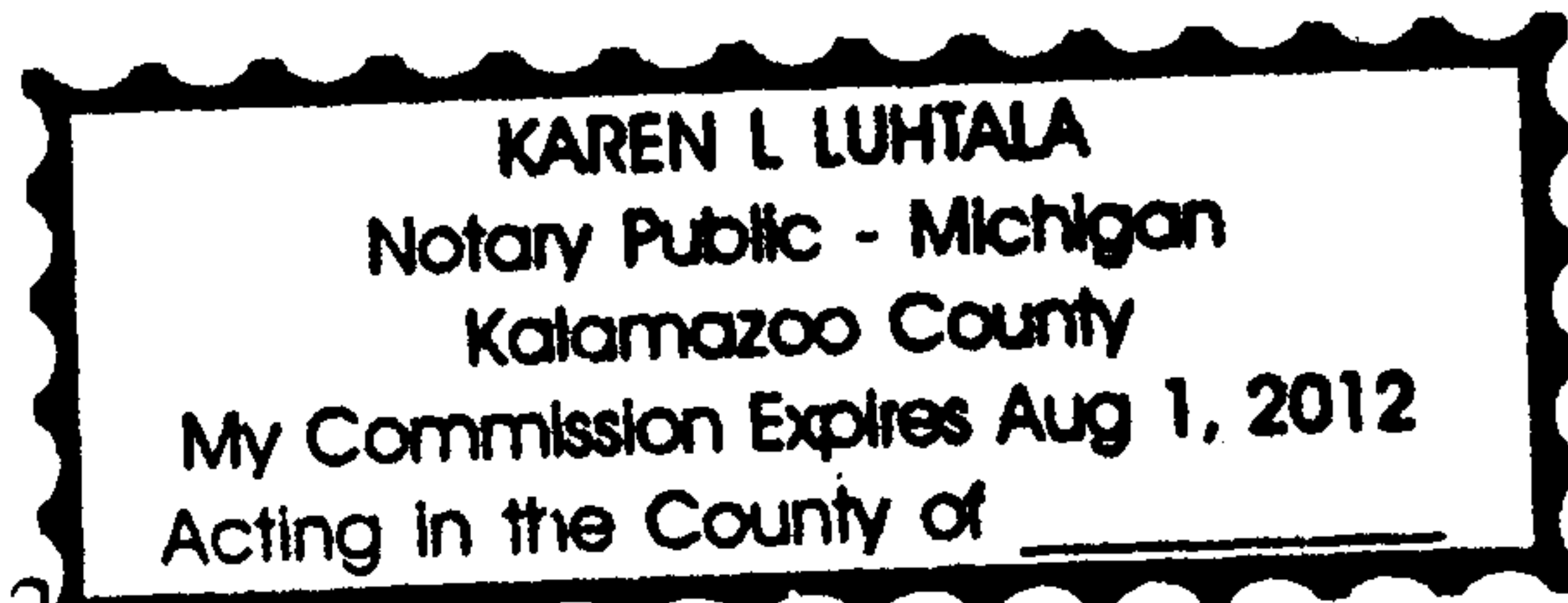
(Corporate Seal)

I, the undersigned authority, a Notary Public, in and for said County in said State, hereby certify that Kenneth E. Jancarz and _____, whose names as First Vice President and _____, respectively of IndyMac Bank F.S.B., 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 9 day of Feb, 2007.

[Signature]
Notary Public

My Commission Expires: _____
[Seal]



Reference:
12335 Highway 42
Shelby, AL, 35143
Servicer Loan #: