

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

Send Tax Notice to:
Roger D. Middleton

1215 Highway 201
Calera, AL. 35040

SPECIAL WARRANTY DEED

STATE OF ALABAMA

KNOW ALL MEN BY THESE PRESENTS,

SHELBY COUNTY

That in consideration of Seventy-four thousand five hundred and 00/100 Dollars (\$74,500.00) to the undersigned Grantor, Wells Fargo Bank, N.A. , as Trustee for the benefit of the Certificate Holders of Asset-Backed Pass-Through Certificates Series 2004-WCW2, a corporation, by Countrywide Home Loans, Inc., 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 Roger D. Middleton, (herein referred to as Grantees), the following described real estate situated in Shelby County, Alabama, to-wit:


A parcel of land in the SW 1/4 of the SE 1/4 of Section 8, Township 24 North, Range 13 East, Shelby County, Alabama being more particularly described as follows: Commence at the point of intersection of the centerline of the Alabama Power Company's transmission line with the North right of way of County Line Road (60 ft. r.o.w.) said point being approximately 30 feet North of and 360 feet East of the SW corner of said SE 1/4; thence run North 10 degrees East along the centerline of said transmission line 275 feet; thence run West 160 feet; thence run South 10 degrees West 275 feet to the North right of way of County Line Road; thence East along said right of way 160 feet to the point of beginning.

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. Easement/right-of-way to Plantation Pipe Line as recorded in Book 112 Page 276.
4. Easement/right-of-way to Chilton County Natural Gas District as recorded in Book 165 Page 386.
5. Less and except any part of subject property lying within a road right of way
6. 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. 20070409000162700, in the Probate Office of Shelby County, Alabama.

\$ 74,500.00 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


20070920000442860 1/2 \$15.00
Shelby Cnty Judge of Probate, AL
09/20/2007 03:19:29PM FILED/CERT

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.

IN WITNESS WHEREOF, the said Grantor, has hereto set its signature and seal, this the
_30th_____ day of July, 2007.

Wells Fargo Bank, N.A. , as Trustee for the benefit of the
Certificate Holders of Asset-Backed Pass-Through
Certificates Series 2004-WCW2

By, Countrywide Home Loans, Inc.

by, Angelina Archivald
Its Angelina Archivald – Asst. Secretary_____
As Attorney in Fact

STATE OF _TEXAS_____

COUNTY OF _COLLIN_____

I, the undersigned, a Notary Public in and for said County, in said State, hereby certify that
Angelina Archivald , whose name as Asst. Secretary_____ of Countrywide
Home Loans, Inc., as Attorney in Fact for Wells Fargo Bank, N.A. , as Trustee for the benefit of
the Certificate Holders of Asset-Backed Pass-Through Certificates Series 2004-WCW2, 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 30th__ day of July, 2007.

Neonisha Danielle Stovall
NOTARY PUBLIC
My Commission expires:
AFFIX SEAL

2007-001857

