

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

Send Tax Notice to:
Kerry Wilbanks
145 Jasmine Drive
Alabaster, AL 35007

SPECIAL WARRANTY DEED

Shelby County, AL 10/04/2007
State of Alabama

STATE OF ALABAMA

Deed Tax: \$2.00

SHELBY COUNTY

KNOW ALL MEN BY THESE PRESENTS,

That in consideration of One hundred twenty thousand and 00/100 Dollars (\$120,000.00) to the undersigned Grantor, Homecomings Financial Network, Inc., a corporation, (herein referred to as Grantor) in hand paid by the Grantee herein, the receipt whereof is acknowledged, the said Grantor does by these presents, grant, bargain, sell and convey unto Kerry Wilbanks, (herein referred to as Grantee), the following described real estate situated in Shelby County, Alabama, to-wit:

Lot 10, according to the Amended Map of the Meadows, Phase I, as recorded in Map Book 19, Page 10, in the Probate Office of 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 Grantee herein assume and agree to pay.
3. Easement/right-of-way to Shelby County as recorded in Book 216 Page 584.
4. Easement/right-of-way to Alabama Power Company as recorded in Book 126 Page 172.
5. Mineral and mining rights as recorded in Book 322 Page 3.
6. Easement to Plantation Pipeline as recorded in Deed Book 112, Page 352.
7. 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. 20060719000349240, in the Probate Office of Shelby County, Alabama.

\$ 118,146.00 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 until the date grantor conveys its interest in the aforesaid property to the grantee.

TO HAVE AND TO HOLD Unto the said Grantee, his/her heirs and assigns, forever.

Jeff Palmer

IN WITNESS WHEREOF, the said Grantor, has hereto set its signature and seal, this the 5 day of September, 2007.

Homecomings Financial Network, Inc.

by, Sara Wate

Its LSO Sara Wate

STATE OF Texas

COUNTY OF Dallas

I, the undersigned, a Notary Public in and for said County, in said State, hereby certify that Sara Wate, whose name as LSO of Homecomings Financial Network, Inc., 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 5 day of September, 2007.

[Signature]
NOTARY PUBLIC

My Commission expires: 2-6-11

AFFIX SEAL

2007-000871

