

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

Send Tax Notice to:  
Barry Morton  
Catherine Morton

16486 Hwy 55  
Sterrett, AL 35206  
35147

**SPECIAL WARRANTY DEED**

STATE OF ALABAMA

KNOW ALL MEN BY THESE PRESENTS,

SHELBY COUNTY

That in consideration of Forty thousand and 00/100 Dollars (\$40,000.00) to the undersigned, US Bank, N.A., as Trustee for that certain pooling and servicing agreement, Series 2005-KS5, Pool #40057, a corporation, by Residential Funding Corporation, 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 Barry Morton, and Catherine Morton, (herein referred to as Grantees), the following described real estate situated in Shelby County, Alabama, to-wit:

Commence at the Northeast corner of the Northwest Quarter of the Southwest Quarter of Section 30, Township 18 South, Range 2 East, thence South 88 degrees 30 minutes West. 534.00 feet to the Southeasterly right of way of a county road; thence South 25 degrees 55 minutes West along said road 473.6 feet to the point of beginning of the tract herein described; thence South 27 degrees 45 minutes West along said road 238.00 feet; thence North 88 degrees 30 minutes East 271.60 feet; thence North 03 degrees 00 minutes West 210.00 feet; thence South 88 degrees 30 minutes West 143.70 feet to the point of beginning; being situated in 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 Grantees herein assume and agree to pay.
3. Easement/right-of-way to Alabama Power Company as recorded in Book 99 Page 382 and Book 108, Page 83.
4. Easement/right-of-way to Shelby County as recorded in Book 135 Page 146.
5. 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. 20071105000509290, in the Probate Office of Shelby County, Alabama.

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 Grantees, their heirs and assigns, forever.

IN WITNESS WHEREOF, the said Grantor, has hereto set its signature and seal, this the 8 day of January, 2008.

US Bank, N.A., as Trustee for that certain pooling and servicing agreement, Series 2005-KS5, Pool #40057  
By Residential Funding Corporation

By: Sharmel Dawson-Tyau  
Its Sharmel Dawson-Tyau V.P.

STATE OF California  
COUNTY OF San Diego

I, the undersigned, a Notary Public in and for said County, in said State, hereby certify that Sharmel Dawson-Tyau, whose name as V.P. of Residential Funding Corporation, as Attorney in Fact for US Bank, N.A., as Trustee for that certain pooling and servicing agreement, Series 2005-KS5, Pool #40057, 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, acting in its capacity as Attorney in Fact as aforesaid.

Given under my hand and official seal, this the 8 day of January, 2008.

Michele Archuleta  
NOTARY PUBLIC  
My Commission expires:  
AFFIX SEAL

2007-002965

Shelby County, AL 01/16/2008  
State of Alabama

Deed Tax: \$40.00

