

Seller's Loan No: 722460245

THIS INSTRUMENT PREPARED BY:

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(205)-338-2295

AFTER RECORDING, PLEASE RETURN TO:

SERVICELINK 4000 INDUSTRIAL BLVD. ALIQUIPPA, PA 15001

STATE OF ALABAMA	) SPECIAL WARRANTY DEED
COUNTY OF SHELBY	(w/Right of Survivorship) \$218,420,00 of the mortgage is being paid towards the consideration of 221,900 or

KNOW ALL MEN BY THESE PRESENTS, that for and in consideration of the sum of Two Hundred Twenty-One Thousand Nine Hundred and No/100 Dollars (\$221,900.00) to the undersigned grantor, **FEDERAL HOME LOAN MORTGAGE CORPORATION**, a corporation (hereinafter referred to as "Grantor"), in hand paid by the Grantees herein, the receipt and sufficiency of which is hereby acknowledged, the said Grantor does by these presents GRANT, BARGAIN, SELL and CONVEY unto **JASON E. HOWANITZ and JULIE D. HOWANITZ** (hereinafter referred to as "Grantees"), as joint tenants with right of survivorship, all of Grantor's right, title and interest in and to the following described real property, situated in Shelby County, Alabama, to-wit:

All that certain parcel of land situate in the County of Shelby, State of Alabama, being known and designated as Lot 403, according to the Survey of Grande View Estates, Givianpour Addition to Alabaster 4th Addition recorded in Map Book 21 Page 100 A & B, Shelby County, Alabama.

Being the same property as conveyed from CitiMortgage, Inc. By: Corvin Auctioneering, LLC Its: Auctioneer and Attorney-in-Fact By: Michael Corvin, Member to CitiMortgage, Inc. as set forth in Instrument 20080222000072750 recorded 02/22/2008 in SHELBY County Records.

Tax ID: 23-5-16-0-001-019.034

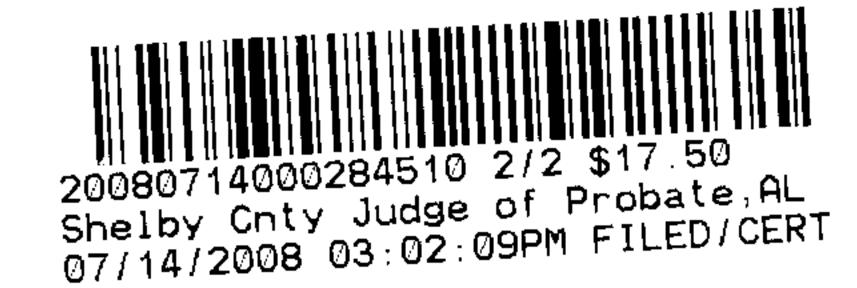
POA Recorded: 02/26/2008 Inst# 20080226000076640

SUBJECT TO: (1) Taxes for the year 2008 and subsequent years; (2) Easements, restrictions, reservations, rights-of-way, limitations, covenants and conditions of record, if any.

TITLE NOT EXAMINED BY PREPARER. Legal description provided by Grantor.

Seller makes no representations or warranties, of any kind or nature whatsoever, whether expressed, implied, implied by law, or otherwise, concerning the condition of the title of the property.

TO HAVE AND TO HOLD unto the said Grantees as joint tenants with right of survivorship, their heirs and assigns forever; it being the express intention of the parties to this conveyance that



(unless the joint tenancy hereby created is severed or terminated during the joint lives of the Grantees herein) in the event one Grantee survives the other, the entire interest in fee simple shall be owned by the surviving Grantee, and if one does not survive the other, then the heirs and assigns of the Grantees shall take as tenants in common.

IN WITNESS WHEREOF,	the said Grantor, by its, who is authorized
to execute this conveyance, has hereto set its signature, 2008.	ture and sear, this the day or
Feder Corpoi	al Home Loan Mortgage ration By Chicago Title Insurance
·	any Dba ServiceLink As Attorney-In-
Cell Miranto Fact	
Witness Corla H Ceravolo By	
Mout appudiese	Sheri L Yoho
Witness Mark Applyliese	
	Shelby County, AL 07/14/2008 State of Alabama
STATE OF)	Deed Tax:\$3.50
COUNTY OF Sewe	
I, the undersigned, a Notary Public in and for said who Chicago Title Insurance Company Dba ServiceL	ose name as V of
Federal Home Loan Mortgage Corporation is sign	
is known to me, acknowledged before me on this day that	
conveyance, he/she, executed the same voluntarily and w	
corporation in its capacity as attorney-in-fact on the day t	he same bears date.
Given under my hand and seal on this the odd	ay of Meless, 2008.
COMMONWEALTH	half Daved
COMMONWEALTH OF PENNSYLVANIA NOTAF	RY PUBLIC
My Con	nmission Expires:
Member Pennsylvania Association of Notaries	
Notaries .	

\*POA recorded in Shelby county 2-26-2008 Instrument #200802260000 76640.