

INVESTOR NUMBER: 170512160

CENLAR

LOAN NO. 0023136062

MORTGAGOR(S): LACY J. POSEY AND SHANNON L. POSEY

THIS INSTRUMENT PREPARED BY:

Cynthia W. Williams
Sirote & Permutt, P.C.
2311 Highland Avenue South
P. O. Box 55727
Birmingham, AL 35255-5727

STATE OF ALABAMA)

COUNTY OF SHELBY)

SPECIAL WARRANTY DEED

KNOW ALL MEN BY THESE PRESENTS: That, for and in consideration of One Dollar (\$1.00) and other valuable consideration, the receipt whereof is hereby acknowledged, the undersigned Grantor, **Chase Home Finance**, does hereby grant, bargain, sell, and convey unto Grantee, **Fannie Mae a/k/a Federal National Mortgage Association**, the following described real estate situated in the County of Shelby, State of Alabama, to-wit:

Lot 46 A, according to the Map of Ammersee Lakes First Sector,
as recorded in Map Book 28, Pages 98 A & B, in the Probate
Office of Shelby County, Alabama.

TO HAVE AND TO HOLD, the above-described property together with all and singular the tenements, hereditaments, and appurtenances thereupon belonging or in any wise appertaining unto the said Grantee, its successors and assigns, forever.

IT IS EXPRESSLY UNDERSTOOD AND AGREED by and between the parties hereto that this conveyance is subject to any outstanding rights of redemption from foreclosure sale, and that this deed contains no warranty except against the acts of the said Grantor, and all persons claiming by, through, or under it.

IN WITNESS WHEREOF, **CHASE HOME FINANCE**, a corporation, has caused this conveyance to be executed by Ralph Gerard, its **Vice President**, who is duly authorized, on the 22 day of September, 2008.

CHASE HOME FINANCE

[AFFIX SEAL]

20081027000418000 2/2 \$15.00
Shelby Cnty Judge of Probate, AL
10/27/2008 12:24:50PM FILED/CERT

By:
Its:

[Signature]
Vice President

STATE OF OH

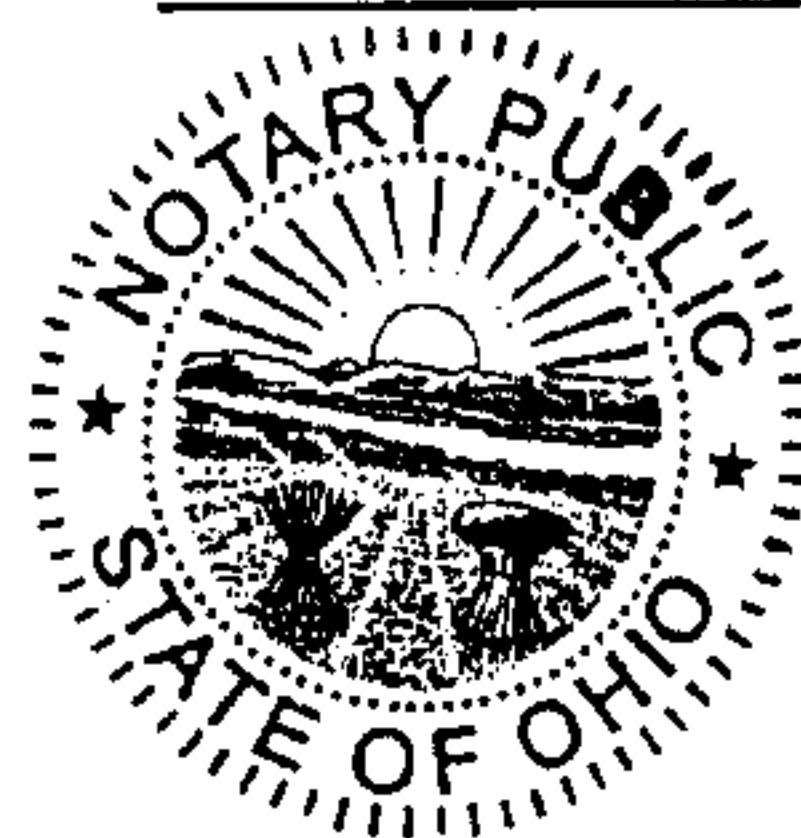
COUNTY OF Franklin

I, the undersigned, a Notary Public, in and for said County in said State, hereby certify that Ralph Gerardi, whose name as Vice President of CHASE HOME FINANCE, 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, with full authority, executed the same voluntarily for and as the act of said corporation.

Given under my hand and official seal this the 22 day of September, 2008.

[Signature]
Notary Public

My Commission Expires: 1/7/2013



VALERIE RAMOS
Notary Public, State of Ohio
My Commission Expires