

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

Send Tax Notice to:
Renee E. Burger

191 Sweetbay Dr.
Maylene, AL 35114

SPECIAL WARRANTY DEED

STATE OF ALABAMA

KNOW ALL MEN BY THESE PRESENTS,

SHELBY COUNTY

That in consideration of one hundred eighty-eight thousand and 00/100 Dollars (\$188,000.00) to the undersigned, The Bank of New York, as Trustee for the Certificate holders CWA LT, Inc. Alternative Loan Trust 2006-41CB, Mortgage Pass-Through Certificates, Series 2006-41CB, a corporation, by Countrywide Home Loans Servicing LP, as Attorney in Fact, (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 Renee E. Burger, (herein referred to as Grantee), the following described real estate situated in Shelby County, Alabama. to-wit:

Lot 8, according to the Survey of Lake Ridge, as recorded in Map Book 33, Page 43, 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. Restrictions recorded in 20040312000127200
4. Restrictions as shown on recorded plat. 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. 20080918000371090, in the Probate Office of Shelby County, Alabama.

\$ 157,000.00 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.



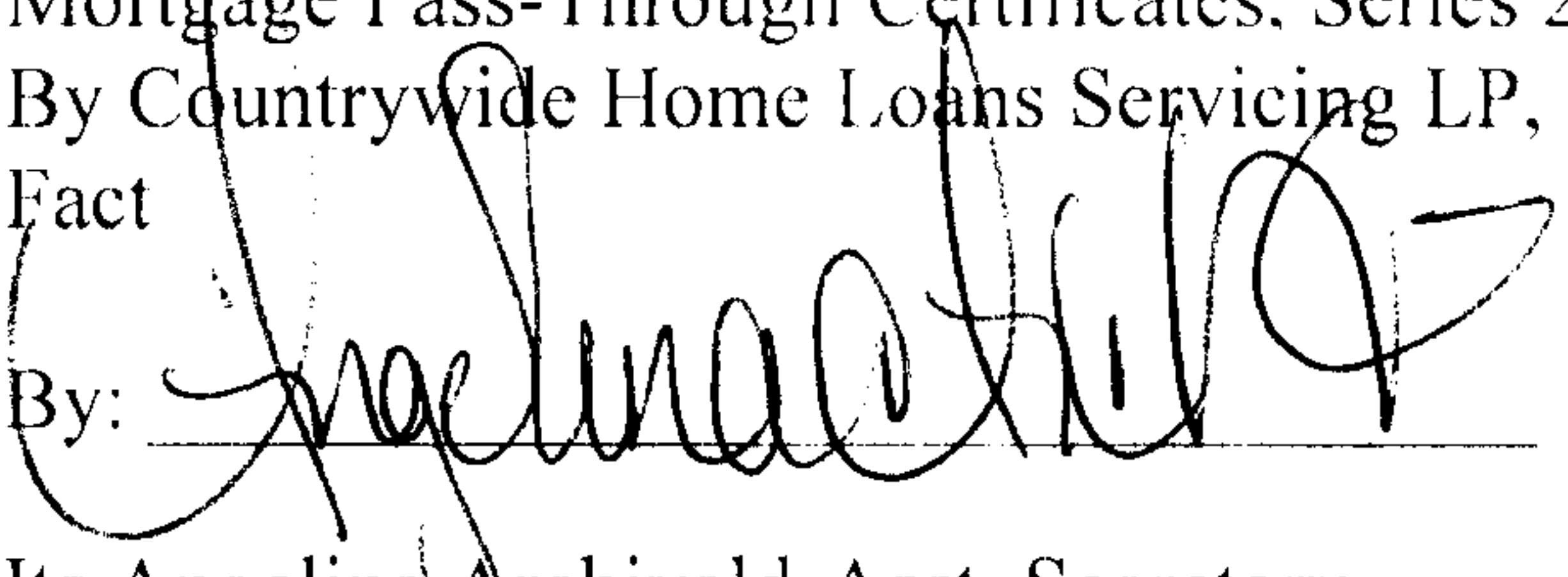
20090218000056500 1/2 \$45.00
Shelby Cnty Judge of Probate, AL
02/18/2009 10:21:21AM FILED/CERT

Shelby County, AL 02/18/2009
State of Alabama

Deed Tax: \$31.00

IN WITNESS WHEREOF, the said Grantor, has hereto set its signature and seal, this the 16 day of January, 2009.

The Bank of new York, as Trustee for the Certificate holders CWALT, Inc. Alternative Loan Trust 2006-41CB , Mortgage Pass-Through Certificates, Series 2006-41CB
By Countrywide Home Loans Servicing LP, as Attorney in Fact

By: 

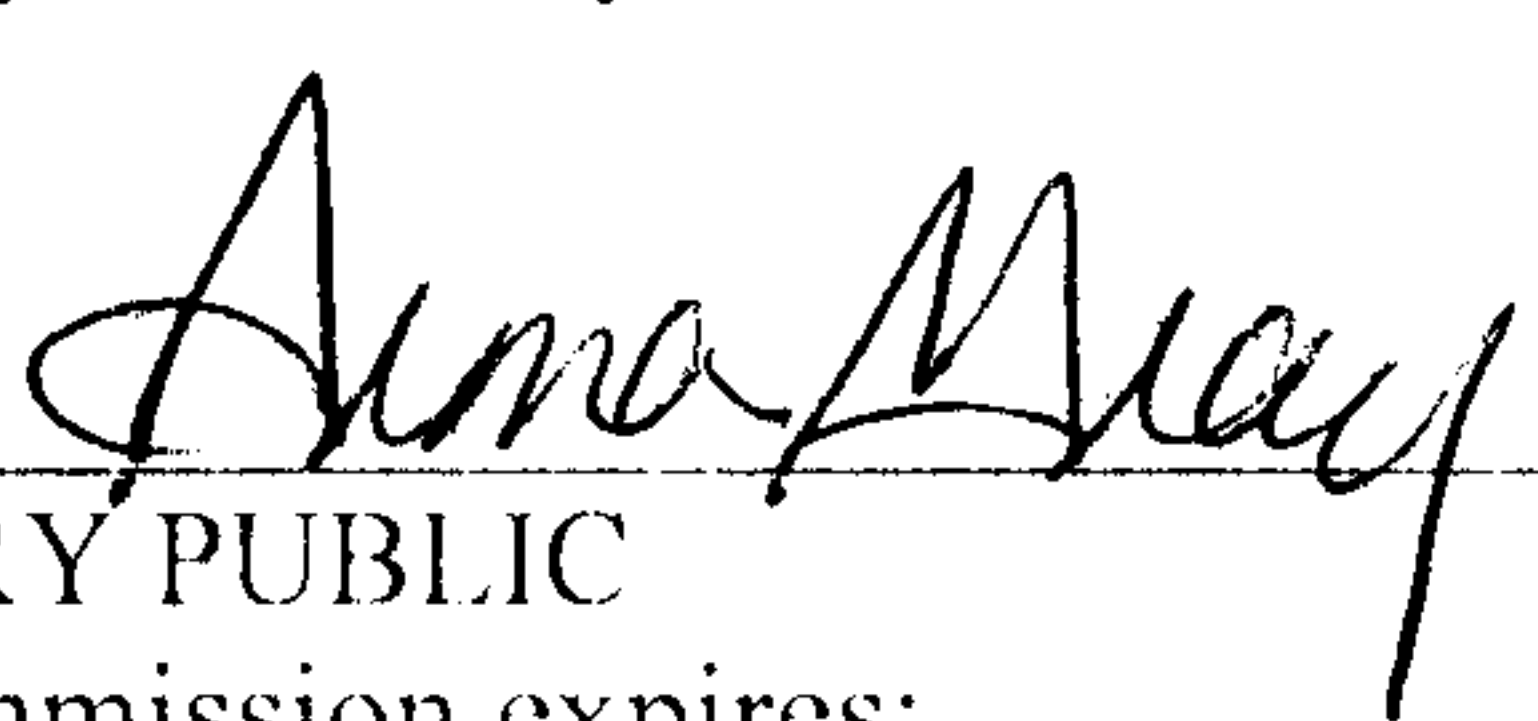
Its Angelina Archivald-Asst. Secretary

STATE OF TEXAS

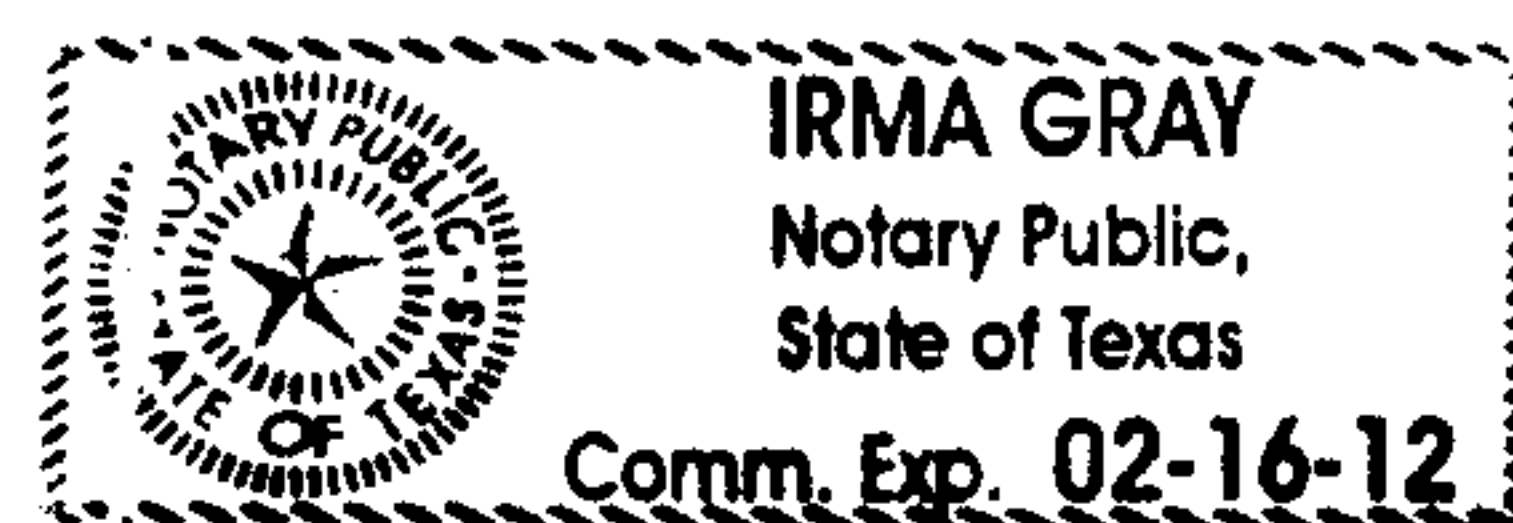
COUNTY OF COLLIN

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 Servicing LP, as Attorney in Fact for The Bank of new York, as Trustee for the Certificate holders CWALT, Inc. Alternative Loan Trust 2006-41CB , Mortgage Pass-Through Certificates, Series 2006-41CB, 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 16 day of January, 2009.


NOTARY PUBLIC
My Commission expires:
AFFIX SEAL

2008-004382




20090218000056500 2/2 \$45.00
Shelby Cnty Judge of Probate, AL
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