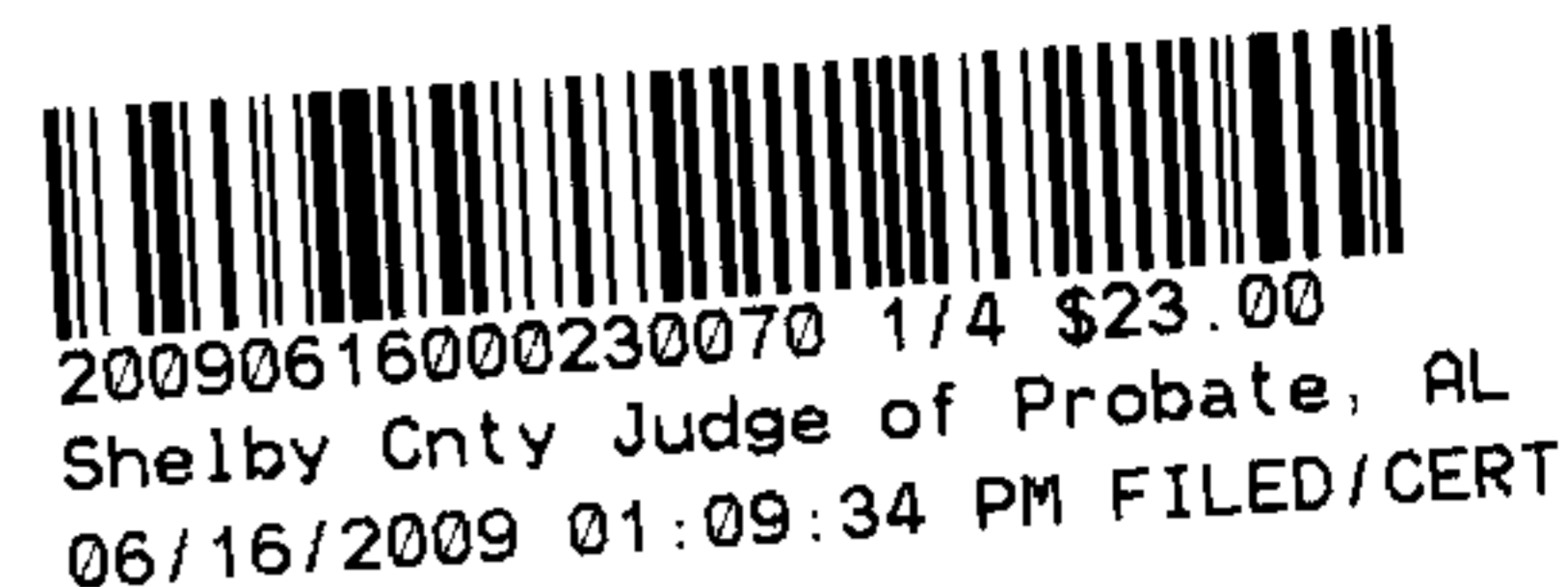


FORECLOSURE DEED

STATE OF ALABAMA)
)
SHELBY COUNTY)



KNOW ALL MEN BY THESE PRESENTS:

WHEREAS, on to-wits, March 10, 2006, John J Lain and wife, Leah D Lain ("Mortgagors"), executed a certain mortgage ("Mortgage") to Jim Walter Homes, Inc, said Mortgage being recorded May 1, 2006 in Instrument # 20060501000202540, in the Office of the Judge of Probate of Shelby County, Alabama; and subsequently transferred and assigned to Walter Mortgage Company, said assignments being recorded in Instrument # 20090504000164530 in the Probate Office of Shelby County, Alabama.

WHEREAS, default was made in the payment of the indebtedness secured by said Mortgage, and Walter Mortgage Company, as holder, did declare all of the indebtedness secured by the said Mortgage, due and payable, and said Mortgage subject to foreclosure as therein provided and did give due and proper notice of the foreclosure of said Mortgage in accordance with the terms thereof, by U.S. Mail and by publication in Shelby County Reporter, a newspaper published in Shelby County, Alabama, in its issues of May 20, 2009; May 27, 2009 and June 3, 2009.

WHEREAS, on June 16, 2009, the day on which the foreclosure sale was due to be held under the terms of said notice between the legal hours of sale, said foreclosure sale was duly and properly conducted, and Walter Mortgage Company did offer for sale and sell at public outcry, in front of the Courthouse door, Shelby County, Alabama, the property hereinafter described; and

WHEREAS, the highest and best bid obtained for the property described in the Mortgage was the bid of Walter Mortgage Company in the amount of One Hundred Five Thousand One Hundred Thirty-Four and 91/100 (\$105,134.91) Dollars, which sum was offered to be credited on the indebtedness secured by the Mortgage, and said property was thereupon sold to Walter Mortgage Company, as purchaser; and

WHEREAS, Paul K. Lavelle conducted said sale on behalf of Walter Mortgage Company as holder; and

WHEREAS, the terms of the Mortgage expressly authorized the person conducting said sale to execute to the purchaser at said sale a deed to the property so purchases;

NOW THEREFORE, in consideration of the premises and the payment of One Hundred Five Thousand One Hundred Thirty-Four and 91/100 (\$105,134.91) Dollars, Mortgagors, by and through Walter Mortgage Company as holder, do grant, bargain, sell and convey unto Walter Mortgage Company the following described real property situated in Shelby County, Alabama to wit:

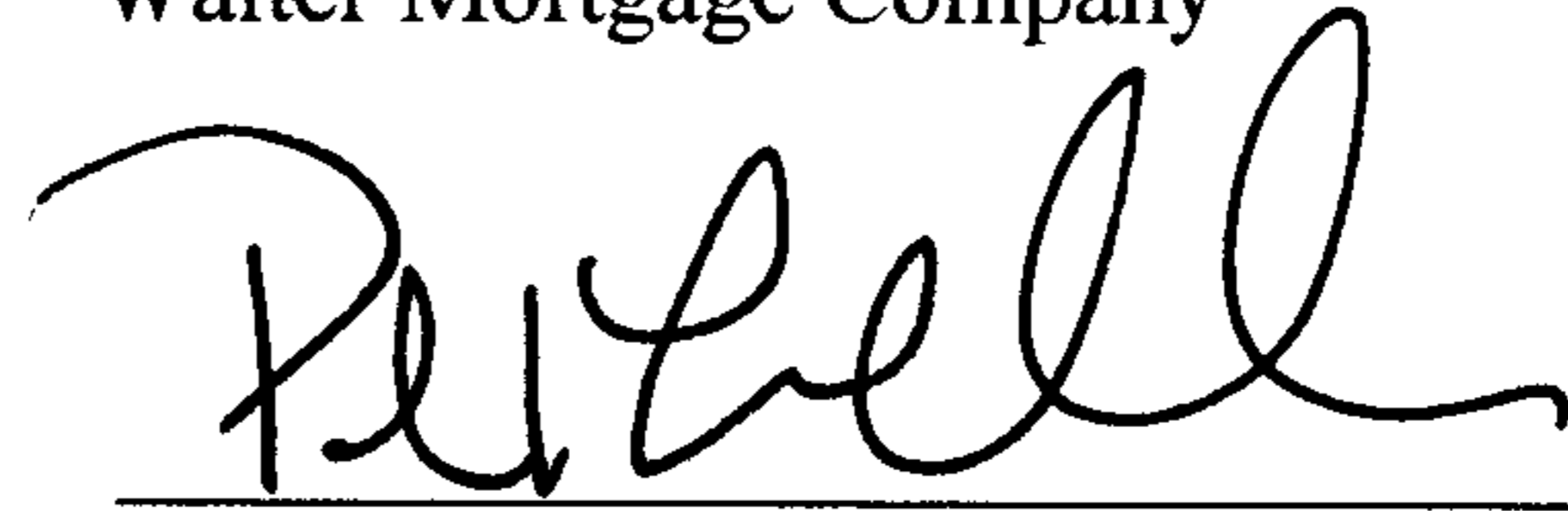
See attached exhibit "A"

TO HAVE AND TO HOLD, the above described property unto Walter Mortgage Company, their heirs and legal representatives; subject however, to the statutory right of redemption on the part of those entitled to redeem as provided by the laws of the State of Alabama.

IN WITNESS WHEREOF, Walter Mortgage Company, as holder, has caused this instrument to be executed by and through Paul K. Lavelle, as auctioneer conducting said sale for said Mortgagee, and said Paul K. Lavelle, has hereto set his hand and seal on this the 16th day of June, 2009.

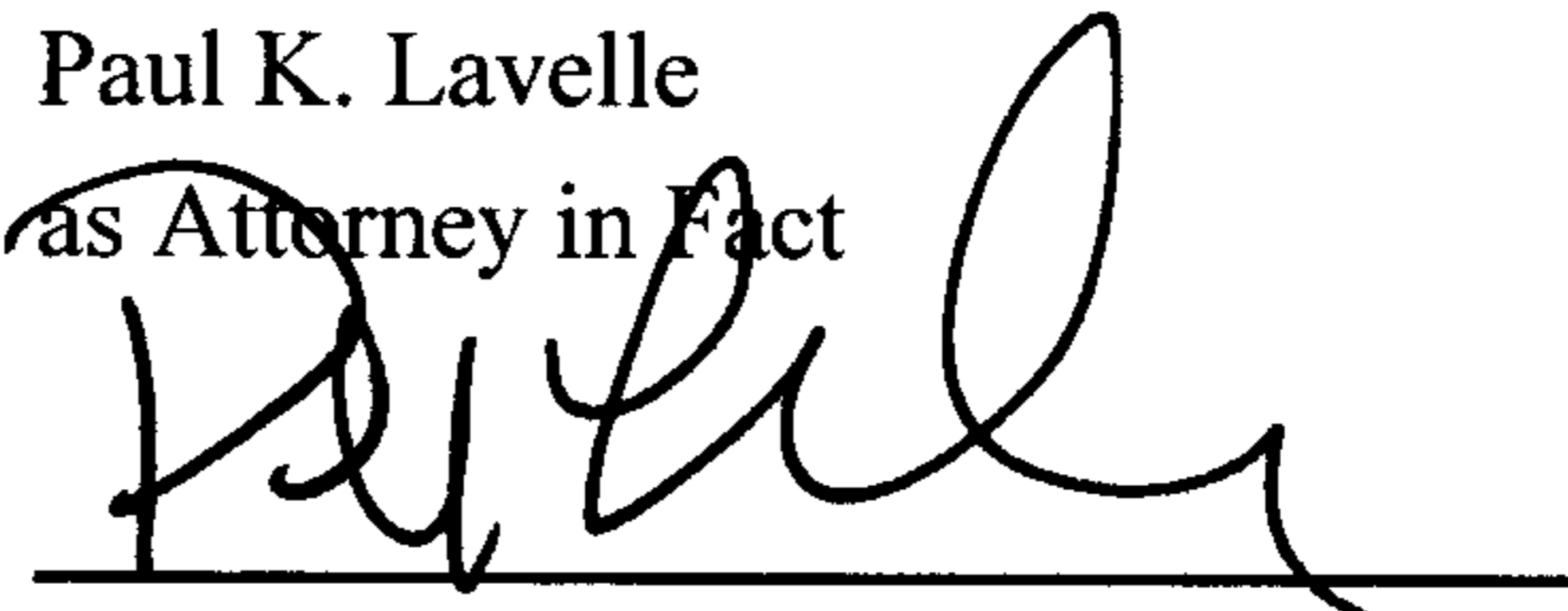
BY: John J Lain and wife, Leah D Lain

BY: Walter Mortgage Company



BY:

Paul K. Lavelle
as Attorney in Fact



BY:

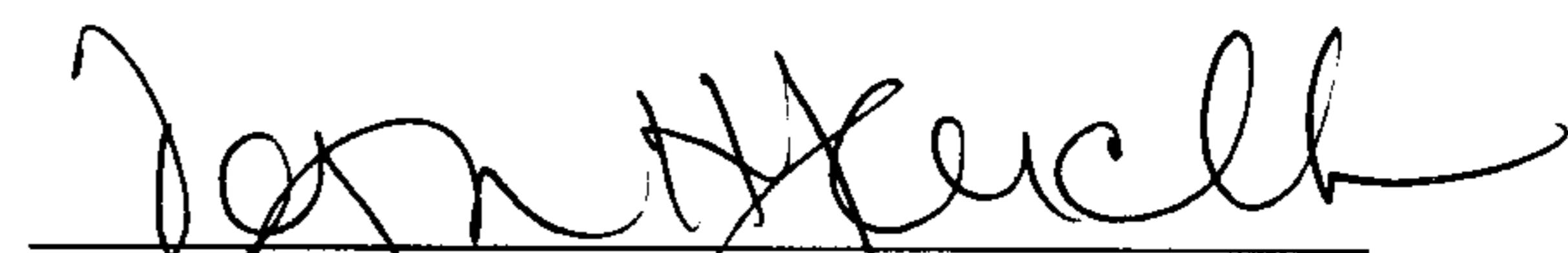
Paul K. Lavelle
as Auctioneer

STATE OF ALABAMA)
)
SHELBY COUNTY)


I, the undersigned, a Notary Public in and for said County in said State, hereby certify that Paul K. Lavelle, whose name as auctioneer and attorney in-fact for the Mortgagee, 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 this conveyance, he in his capacity as such auctioneer, executed the same voluntarily on the day the same bears date.

Given under my hand and official seal this the 16th day of June, 2009.

[Notary Seal}


Notary Public
My Commission Expires: 5/22/13

This instrument prepared by:
Paul K. Lavelle
YEAROUT, SPINA & LAVELLE, P.C.
1500 Urban Center Drive, Suite 450
Birmingham, Alabama 35242
(205) 298-1800
Attorneys for Mortgagee
Loan # 20091761


20090616000230070 3/4 \$23.00
Shelby Cnty Judge of Probate, AL
06/16/2009 01:09:34 PM FILED/CERT

SEND TAX NOTICE TO:

Walter Mortgage Co
4211 W Boy Scout Blvd
Tampa, FL 33607



20090616000230070 4/4 \$23.00
Shelby Cnty Judge of Probate, AL
06/16/2009 01:09:34 PM FILED/CERT

EAST TWO ACRES OF LOT 3, ACCORDING TO THE SURVEY OF BEESWAX ESTATES, AS
RECORDED IN MAP BOOK 10, PAGE 29, IN THE OFFICE OF THE JUDGE OF PROBATE OF
SHELBY COUNTY, ALABAMA; BEING SITUATED IN SHELBY COUNTY, ALABAMA.