

20090805000301040 1/2 \$15.00
Shelby Cnty Judge of Probate, AL
08/05/2009 01:38:36 PM FILED/CERT

INVESTOR NUMBER: 4004521790

National City Mortgage

MORTGAGOR(S): MAXINE G. MCKENZIE

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, **National City Mortgage, a Division of National City Bank**, 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 59, according to the Map and Survey of Rocky Ridge, Phase 2,
as recorded in Map Book 27, Page 16, 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, **NATIONAL CITY MORTGAGE, A DIVISION OF NATIONAL CITY BANK**, a corporation, has caused this conveyance to be executed by Michael D. Ferguson, its Asst. Vice President, who is duly authorized, on the _____ day of _____, 2009.

NATIONAL CITY MORTGAGE, A DIVISION OF NATIONAL CITY BANK

[AFFIX SEAL]

By: Michael D. Ferguson
Its: Michael D. Ferguson, Asst. Vice President

STATE OF Ohio

COUNTY OF Montgomery

I, the undersigned, a Notary Public, in and for said County in said State, hereby certify that Michael D. Ferguson, whose name as Asst. Vice President of NATIONAL CITY MORTGAGE, A DIVISION OF NATIONAL CITY BANK, 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 _____ day of _____, 2009.

Lori Ann Wysong
Notary Public

My Commission Expires: _____

Grantee's Address:
FANNIE MAE
PO BOX 650043
Dallas, TX 75265-0043



LORI ANN WYSONG, Notary Public
In and for the State of Ohio
My Commission Expires Feb. 2, 2014