

Commitment Number: 1964211 Seller's Loan Number: 15818

After Recording Return To:

Servicel	ink Hopewell Campus
4000 In	dustrial Boulevard
Aliquip	pa, PA 15001
(800) 43	39-5451

PROPERTY APPRAISAL (TAX/APN) PARCEL IDENTIFICATION NUMBER 28-4-14-4-002-022.000

SPECIAL/LIMITED WARRANTY DEED

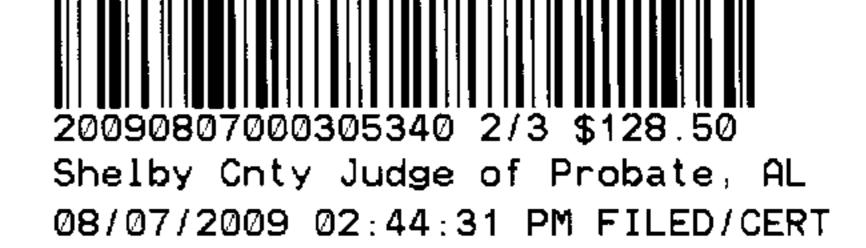
Selene RMOF REO Acquisition LLC, whose mailing address is 9990 Richmond Hwy Suite 100N Houston, TX 77042, hereinafter grantor, for \$111,500.00 (One Hundred and Eleven Thousand Dollars and Five Hundred Dollars and no Cents) in consideration paid, grants with covenants of limited warranty to Milton Pate, a married man hereinafter grantee, whose tax mailing address is 3147 Bellwood Drive, Birmingham, AL 35243, the following real property:

All that certain parcel of land situate in the County of Shelby, State of Alabama, being known and designated as Lot 136, according to the Survey of Emerald Ridge, Section 1, as recorded in Map Book 35 Page 143 in the Probate Office of Shelby County, Alabama. Being the same property as conveyed from MERS as nominee for EquiFirst Corporation to Selene RMOF REO Acquisition LLC as set forth in Deed Inst # 20090526000198490, recorded 05/26/2009 in SHELBY County Records.

Property Address is: 1042 Emerald Ridge Dr., Calera, AL 35040

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 THE RESERVE OF THE PROPERTY OF THE PROPERTY



The real property described above is conveyed subject to the following: All easements, covenants, conditions and restrictions of record; All legal highways; Zoning, building and other laws, ordinances and regulations; Real estate taxes and assessments not yet due and payable; Rights of tenants in possession.

TO HAVE AND TO HOLD the same together with all and singular the appurtenances thereunto belonging or in anywise appertaining, and all the estate, right, title interest, lien equity and claim whatsoever of the said grantor, either in law or equity, to the only proper use, benefit and behalf of the grantee forever.

Prior instrument reference: 20090526000198490

20090807000305340 3/3 \$128.50 Shelby Cnty Judge of Probate, AL 08/07/2009 02:44:31 PM FILED/CERT

May 05, 2013

, 2009: Selene RMOF REO Acquisition LLC Deed Tax : \$111.50 STATE OF Texas COUNTY OF Harris I, the undersigned, a Notary Public in and for the aforesaid County and State, hereby certify that , on behalf of Carter Nicholas Selene RMOF REO Acquisition LLC is signed to the foregoing conveyance, and who is known to me, acknowledged before me on this date that, being in formed of the contents of the conveyance, and with full he/she, executed the same in his capacity as _ authority executed the same voluntarily on the day the same bears date. Given under my hand an official seal this 22nd day of <u>July</u>, 200<u>9</u> Notary Public marc A. Wilhes exp:5-5-2013 This instrument prepared by: Jay A. Rosenberg, Esq., Rosenberg LPA, Attorneys At Law, 7367A E. Kemper Road, Cincinnati, Ohio 45249 (513) 247-9605 Fax: (866) 611-0170 MARC A. WILKES Notary Public, State of Texas My Commission Expires