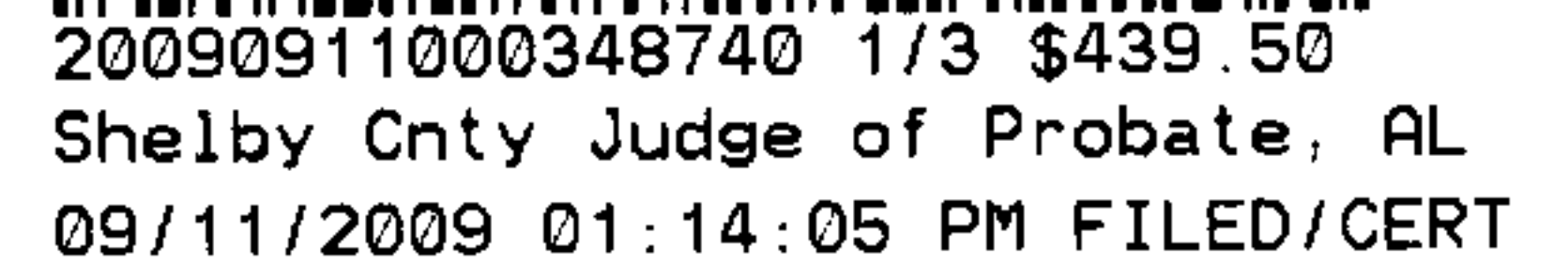


Ryan Newberry
Trustee Management Company
10975 El Monte, Suite 225
Overland Park, KS 66211
(913) 383-8922



State of Alabama
Deed Tax : \$422.50

21327AL08

door, 112 N. Main St., Columbiana, AL 35051, Shelby County, Alabama, the property hereinafter described; and

WHEREAS, Marcus Clark was the auctioneer who conducted said foreclosure sale and was the person conducting the sale for Vericrest Financial, Inc., f.k.a. The CIT Group/Consumer Finance, Inc.; and

WHEREAS, The Bank of New York Mellon formerly known as The Bank of New York on behalf of CIT Mortgage Loan Trust 2007-1 was the highest and best bidder in the amount of Four Hundred Twenty-Two Thousand Four Hundred Thrity-Six and 00/100 (\$422,436.00) on the indebtedness secured by said mortgage, the said The Bank of New York Mellon formerly known as The Bank of New York on behalf of CIT Mortgage Loan Trust 2007-1, by and through Marcus Clark, as auctioneer conducting said sale and as attorney-in-fact for said Transferee, does hereby remise, release, quit claim and convey unto The Bank of New York Mellon formerly known as The Bank of New York on behalf of CIT Mortgage Loan Trust 2007-1 all of its right, title and interest in and to the following described property situated in Shelby County, Alabama, to-wit;

THE FOLLOWING DESCRIBED REAL ESTATE SITUATED IN SHELBY COUNTY, ALABAMA, TO-WIT:

LOT 32, IN BLOCK 4, ACCORDING TO THE SURVEY OF WYNGATE, FIRST SECTOR, AS RECORDED IN MAP BOOK 11, PAGE 13, IN THE PROBATE OFFICE OF SHELBY COUNTY, ALABAMA, AND AMENDED BY MAP BOOK 11, PAGE 81, AS RECORDED IN SAID PROBATE OFFICE.

BEING THE SAME PROPERTY CONVEYED TO H. BROWNE MERCER AND WIFE, MARY MERCER BY DEED FROM CENDANT MOBILITY FINANCIAL CORP RECORDED 02/03/2004 AT INSTRUMENT NO. 20040203000055950, IN THE PROBATE JUDGE'S OFFICE FOR SHELBY COUNTY, ALABAMA.

Parcel ID#: 102030002027000

More commonly known as: 3704 Wyngate Cove, Birmingham, AL 35242.

The property is being conveyed herein on an "as is, where is" basis subject to any easements, encumbrances, and exceptions reflected in the mortgage and those contained in the recorded of the Office of the Judge of Probate of the county where the above described property is situated; and furthermore, this property is being without warranty or recourse, express or implied, as to title, use and/or enjoyment and will be subject to the right of redemption of all parties entitled thereto; and by accepting this deed, Grantee releases any and all claims whatsoever against the law firm representing the Grantors hereunder and the auctioneer conducting said foreclosure sale; and furthermore, this conveyance is subject to being declared null and void in the event that the owner or a party claiming through the owner has filed bankruptcy prior to the date of this foreclosure sale.



20090911000348740 2/3 \$439.50
Shelby Cnty Judge of Probate, AL
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TO HAVE AND TO HOLD, the above described property unto the said The Bank of New York Mellon formerly known as The Bank of New York on behalf of CIT Mortgage Loan Trust 2007-1, its successors and assigns forever, 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; also subject to all recorded mortgages, encumbrances, recorded or unrecorded easements, liens, taxes, assessments, rights-of-way, and other matters of record I the aforesaid Probate Office.

IN WITNESS WHEREOF, the said Vericrest Financial, Inc., f.k.a. The CIT Group/Consumer Finance, Inc., as transferee by and through Marcus Clark as auctioneer conducting said sale and as attorney-in-fact for said mortgagee/transferee caused these presents to be executed on this the 29th day of July, 2009.

Vericrest Financial, Inc., f.k.a. The CIT Group/Consumer Finance, Inc.

By: [Signature],
Auctioneer who conducted said sale and attorney-in-fact

STATE OF Alabama,
COUNTY OF Cullman,

I, the undersigned, a Notary Public in and for said County in said State, hereby certify that Marcus Clark, whose name as auctioneer and attorney-in-fact for the said Vericrest Financial, Inc., f.k.a. The CIT Group/Consumer Finance, Inc., 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 attorney-in-fact, executed the same voluntarily on the day the same bears date and as the act of said transferee/mortgagee.

Given under my hand and official seal this the 29th day of July, 2009.
[Signature]
Print: Melody Davis
NOTARY PUBLIC

My Commission Expires:
MY COMMISSION EXPIRES 07-27-2011

[seal]

SEND TAX NOTICE TO:

The Bank of New York Mellon f/k/a The Bank of New York on behalf of CIT Mortgage Loan Trust 2007-1
101 Barclay Street, Floor 4 West
New York, NY 10286

After Recording return to: Trustee Management Company 10975 El Monte, Suite 225 Overland Park, KS 66211 (913) 383-8922



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Shelby Cnty Judge of Probate, AL
09/11/2009 01:14:05 PM FILED/CERT

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