

This instrument prepared by:
Greggory Deitsch, Esq.
Sirote & Permutt, P.C.
2311 Highland Avenue South
Birmingham, AL 35205

SEND TAX NOTICE TO:
Wells Fargo Real Estate Tax Service, LLC
800 S Jordan Creek Parkway
West Des Moines, IA 50266

STATE OF ALABAMA)
COUNTY OF SHELBY)

DEED OF REDEMPTION

KNOW ALL MEN BY THESE PRESENTS: That,

WHEREAS, heretofore, on, to-wit: the 11th day of October, 2005, Julie L. Nelms, a married woman joined by her husband, Terry Nelms, executed that certain mortgage on real property hereinafter described to Mortgage Electronic Registration Systems, Inc., solely as nominee for Homecomings Financial Network, Inc., which said mortgage was recorded in the Office of the Judge of Probate of Shelby County, Alabama, in Instrument NO. 20051028000561820 said mortgage having subsequently been transferred and assigned to GMAC Mortgage, LLC.

WHEREAS, default was made by the said Mortgagor in the payment of the indebtedness secured by said mortgage, and the said mortgage was duly foreclosed in accordance with the terms and provisions provided for therein on the 6th day of October, 2009 and a Foreclosure Deed was executed and recorded in the aforesaid Probate Office in Instrument NO. 20091110000420270 which said Foreclosure Deed reveals that Mortgage Electronic Registration Systems, Inc., solely as nominee for GMAC Mortgage, LLC successor by merger with GMAC Mortgage Corporation purchased all of the real property described in said mortgage at said foreclosure sale; and the property further transferred via special warranty deed to Federal National Mortgage Association.

WHEREAS, in accordance with the Statutes of Alabama, Wells Fargo Financial Alabama, Inc., has exercised their right of redemption from the said foreclosure sale and has paid

to Federal National Mortgage Association the amount of (\$353,005.61), and has requested that Federal National Mortgage execute and deliver to Wells Fargo Financial Alabama, Inc. a Deed of Redemption covering the property described in said mortgage;

NOW, THEREFORE, in consideration of the premises and of the payment to Federal National Mortgage Association by Wells Fargo Financial Alabama, Inc., the amount of (\$353,005.61) in connection therewith, the receipt whereof is hereby acknowledged, the said Federal National Mortgage Association does hereby remise, release, quit claim and convey unto Wells Fargo Financial Alabama, Inc., all of the right, title, and interest acquired by the said Federal National Mortgage Association, under and by virtue of the foreclosure of the mortgage and conveyance of the property, as referred to hereinabove, in and to the following described property situated in Shelby County, Alabama:

Lot 7-A, according to the re-survey of Lots 7 and 8, Greystone Farms North, Phase 1 into Lots 7A and 8A, as recorded in Map Book 21, Page 89, in the Probate Office of Shelby County, Alabama.

The property is being conveyed herein on an "as is, where is" basis subject to any easements, encumbrances, and exceptions contained in the records of the Office of the Judge of Probate of the county where the above described property is situated; and furthermore, this property is being conveyed without warranty or recourse, express or implied, as to title, use and/or enjoyment; and by accepting this deed, Grantee releases any and all claims whatsoever against the law firm representing the Grantor hereunder and the auctioneer conducting said foreclosure sale.

TO HAVE AND TO HOLD unto the said Wells Fargo Financial Alabama, Inc forever.

IN WITNESS WHEREOF, the said Federal National Mortgage Association, who is authorized to execute this conveyance, has hereto set its signature and seal, this the 24th day of November 2009.

FEDERAL NATIONAL MORTGAGE
ASSOCIATION

By: _____

Kathryn Hill

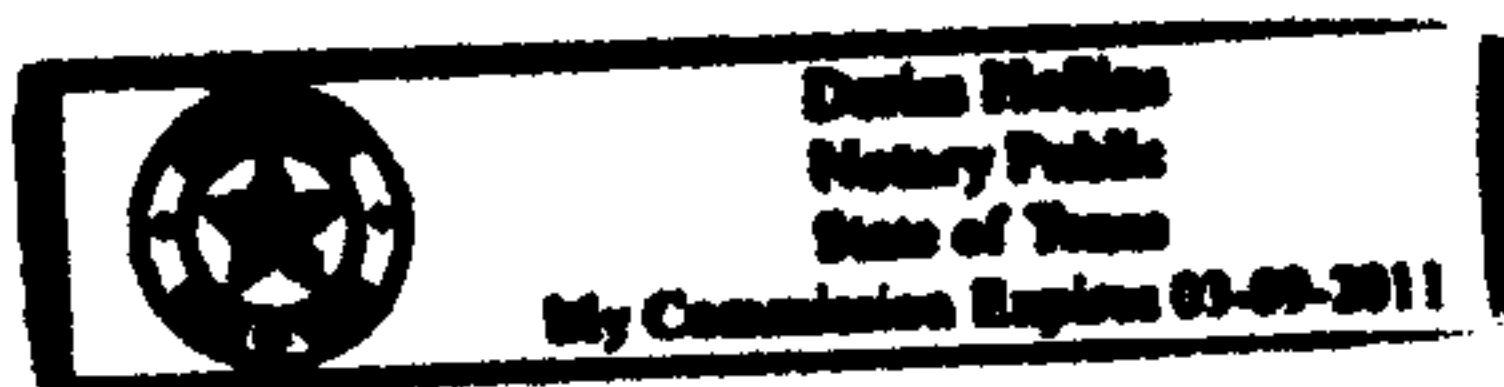
Its: _____

Kathryn Hill
Assistant Vice President

STATE OF TEXAS)
COUNTY OF DALLAS)

I, the undersigned authority, a Notary Public in and for said County in said State, hereby certify that Kathryn Hill, whose name as Assistant Vice President Federal National Mortgage Association, 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 said conveyance, he/she, as such member and with full authority, executed the same voluntarily as and for the act of said company as aforesaid.

Given under my hand and seal this 24th day of November, 2009.



Denise Hollen

Notary Public

My Commission Expires: 3-9-2011

Deed Tax : \$353.50