


Prepared by: John Rudd
JOHNSON & FREEDMAN, LLC
Attorneys and Counselors at Law
1587 Northeast Expressway
Atlanta, GA 30329


20100301000058680 1/2 \$15.00
Shelby Cnty Judge of Probate, AL
03/01/2010 10:22:37 AM FILED/CERT

THE STATE OF ALABAMA
COUNTY OF SHELBY

FILE NO: 1105.0902304AL / *Brittany & Jonathan Danner*

SOURCE OF TITLE:
Instrument # 20070829000407000

SPECIAL WARRANTY DEED

FOR VALUABLE CONSIDERATION to the undersigned paid by the Grantee herein, the receipt of which is hereby acknowledged, **NATIONSTAR MORTGAGE LLC**, whose principal place of business is located at 350 Highland Dr, Lewisville, TX 75067, (hereinafter called the Grantor) has granted, bargained and sold, and does by these presents grant, bargain, sell and convey unto the **FEDERAL NATIONAL MORTGAGE ASSOCIATION (FANNIE MAE)** (PO Box 650043, Dallas, TX 75265-0043), its successors and/or assigns, (hereinafter called the Grantee) , the following described property situated in Shelby County, Alabama:

Lot 518, according to the Survey of Savannah Pointe Sector V Phase II, as recorded in Map Book 30, Page 42, in the Probate Office of Shelby County, Alabama.

The conveyance is made subject to unpaid taxes and assessments, if any, and to any outstanding rights of redemption from foreclosure sale.

No word, words, or provisions of this instrument are intended to operate as or imply covenants or warranty except the following: Grantor does hereby specially warrant the title to said property against the lawful claims of all persons claiming by, through or under the Grantor.

TO HAVE AND TO HOLD, the above described property together with all rights and privileges incident or appurtenant thereto, unto the said, **FEDERAL NATIONAL MORTGAGE ASSOCIATION**, its successors and/or assigns, forever.




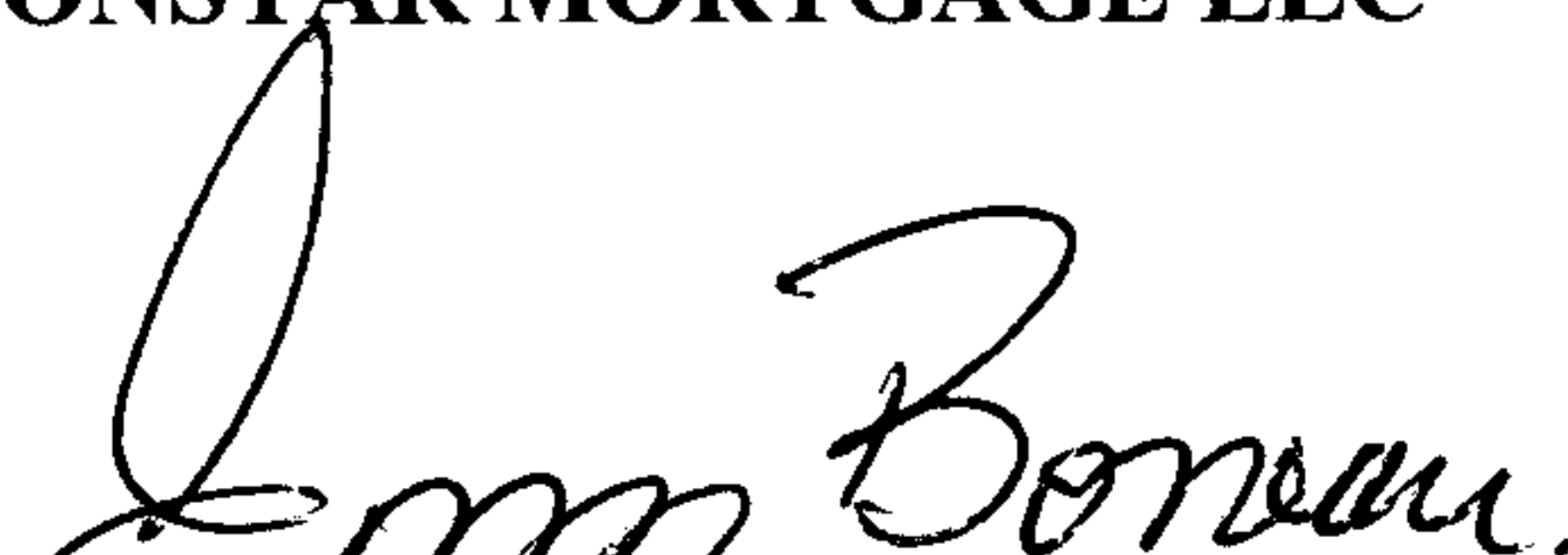
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IN WITNESS WHEREOF, **NATIONSTAR MORTGAGE LLC**, has caused this conveyance to be executed in its name by its undersigned officer(s), this 11 day of NOVEMBER, 20 09.

NATIONSTAR MORTGAGE LLC

ATTEST:

By: 
TITLE: ASST. SECRETARY

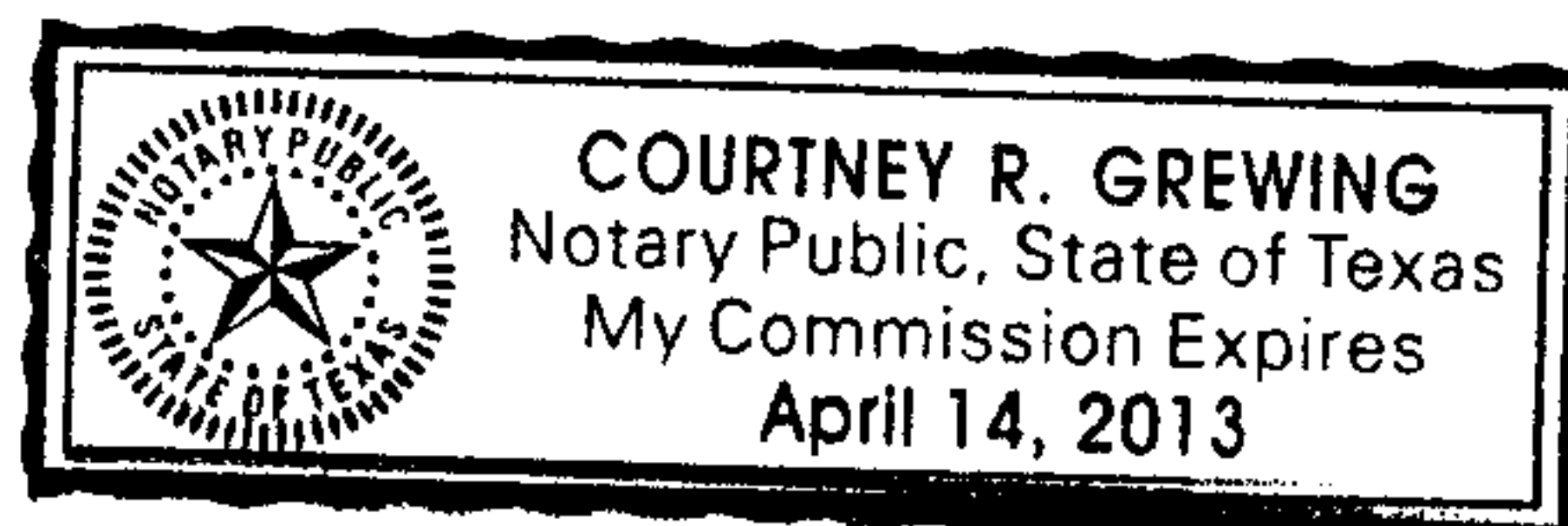
By: 
TITLE: ASST. SECRETARY


(Corporate Seal)

THE STATE OF TEXAS
COUNTY OF DENTON

I, the undersigned Notary Public in and for said State and County, do hereby certify that MICHAEL WOODS and AARON BONEAU of **NATIONSTAR MORTGAGE LLC**, are signed to the foregoing conveyance and who are known to me, acknowledged before me on this day that, being informed of the contents of this conveyance, they, as such officers and with full authority, executed the same voluntarily for and as the act of said corporation.

Given under my hand this the 11 day of NOVEMBER, 20 09.




NOTARY PUBLIC
My Commission Expires: 4.14.13