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

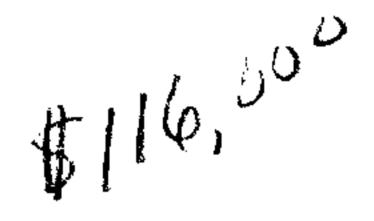
THE STATE OF ALABAMA COUNTY OF Shelby

Grantee Adress: Stephen B. Cannon 417 Savannah Cove Calera, AL 35040

FILE NO: FNM2009111707AL1

LOAN NO: 0596441275

SOURCE OF TITLE: Instrument #



## SPECIAL WARRANTY DEED

FOR VALUABLE CONSIDERATION to the undersigned paid by the Grantee herein, the receipt of which is hereby acknowledged, **Federal National Mortgage Association.**, whose principal place of business is located at 14221 Dallas Parkway, Ste. 1000, Dallas, Texas 75254, (hereinafter called the Grantor) has granted, bargained and sold, and does by these presents grant, bargain, sell and convey unto the **Stephen** B. **Cannon** whose address is 417 Savannah Cove, Calera, AL 35040, 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.

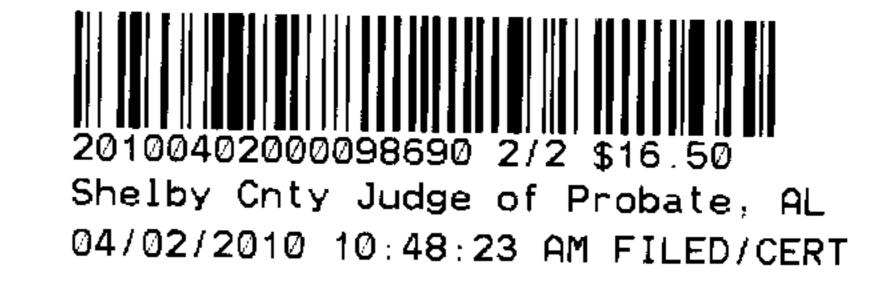
TO HAVE AND TO HOLD, the above described property together with all rights and privileges incident or appurtenant thereto, unto the said **Stephen**<sup>B</sup> **Cannon**, its successors and/or assigns, forever.

\$113,898.00 of the above recited purchase price was paid from a mortgage loan closed simultaneously herewith.

20100402000098690 1/2 \$16.50 Shelby Cnty Judge of Probate, AL 04/02/2010 10:48:23 AM FILED/CERT

Shelby County, AL 04/02/2010

State of Alabama Deed Tax : \$2.50



EXPINES

GEORGIA

JAN. 11, 2014

IN WITNESS WHEREOF, Federal National Mortgage Association has caused this conveyance to be executed in its name by its undersigned officer(s), this 30 day of March, 2010

Federal National Mortgage Association by Johnson & Freedman, LLC, as Attorney-in-Fact by POA recorded at Instrument No. 20091117000427710, Shelby County Records, Alabama

ATTEST:		
By:	WWW -	
TITLE:	As sociate	

(Corporate Seal)

THE STATE OF GEORGIA COUNTY OF DEKALB

Given under my hand this the 30 day of March, 2010

NOTARY PUBLIC

My Commission Expires: