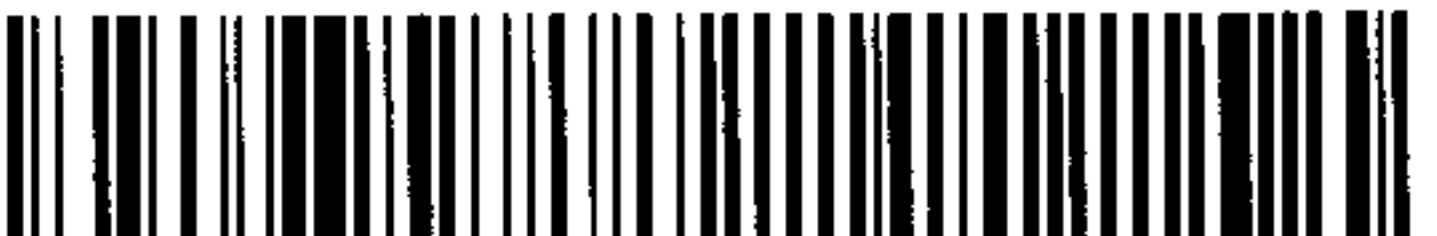


STATE OF ALABAMA }
COUNTY OF SHELBY }


20100707000215170 1/3 \$19.00
Shelby Cnty Judge of Probate, AL
07/07/2010 11:01:09 AM FILED/CERT

SPECIAL WARRANTY DEED

KNOW ALL MEN BY THESE PRESENTS that "FANNIE MAE aka FEDERAL NATIONAL MORTGAGE ASSOCIATION, organized and existing under the laws of the United States of America", by and through its Attorney-In-Fact, MCFADDEN, LYON & ROUSE, L.L.C., an Alabama Limited Liability Company, the Grantor, for and in consideration of the sum of One Dollar (\$1.00) and other good and valuable considerations hereby acknowledged to have been paid to the said Grantor by ALFRED GLEN LAFORGE, the Grantee, does hereby GRANT, BARGAIN, SELL AND CONVEY unto the said Grantee, subject to the provisions hereinafter contained, all that real property in the County of Shelby, State of Alabama, described as follows:

From the Southwest Corner of the SW ¼ of NE ¼ of NE of Section 34, Township 24 North, Range 15 EAST, run EAST along the South boundary of said SW ¼ of NE ¼ a distance of 150.0 feet; thence turn 88 degrees 22 minutes left and run 570.0 feet; thence turn 88 degrees 22 minutes right and run 100.0 feet to the Point of Beginning of the Parcel herein described; Thence turn 91 degrees 38 minutes right and run 200.0 feet; Thence turn 91 degrees 38 minutes left and run 200.0 feet; Thence run 88 degrees 22 minutes left and run 200.0 feet; Thence turn 91 degrees 38 minutes left and run 200.0 feet to the Point of Beginning. Also, the right of ingress and egress over and along that certain existing roadway leading in a Southerly and Southwesterly direction across remaining property of Lera D. Naylor to Lay Lake.

Also, the right of ingress and egress over and along that certain driveway or road easement leading from the main gravel road in a Southwesterly direction to the residence of the Woodards, Also, the right of ingress and egress over and along that certain existing roadway leading in a Southerly and Southwesterly directions across the remaining property formerly owned by Lera D. Naylor to Lay Lake, as shown by Deed Book 293, Page 831 in the Probate office of Shelby County, Alabama.

EXCEPTING THEREFROM such oil, gas and other minerals in, on and under said real property, together with all rights in connection therewith, as have previously been reserved by or conveyed to others; it being the intention of the Grantor to convey to Grantee only the interest Grantor owns therein, if any.

TOGETHER WITH all and singular the rights, privileges, tenements, hereditaments and appurtenances thereunto belonging, or in anywise appertaining; TO HAVE AND TO HOLD the same unto the said Grantee, and to his heirs and assigns, FOREVER.

For the same consideration recited herein, Grantor does hereby remise, release, quit claim and convey unto said Grantee and to his heirs and assigns of such survivor, the following:

Shelby County, AL 07/07/2010
State of Alabama
Deed Tax : \$1.00

That certain 20'x20' pier located on the North end of the slough which adjoins the remaining property formerly owned by Lera D. Naylor. Said pier being the same pier as conveyed in Deed recorded in Deed Book 293, Page 831, in the Probate Office of Shelby County, Alabama. Said pier is located in Section 34, Township 24 North, Range 15 East, Shelby County, Alabama.

TOGETHER WITH all and singular the rights, privileges, tenements, hereditaments and appurtenances thereunto belonging, or in anywise appertaining; TO HAVE AND TO HOLD the same unto the said Grantee, and to his heirs and assigns, FOREVER.

THIS CONVEYANCE IS MADE SUBJECT TO THE FOLLOWING:

1. Restrictive covenants, easements, building setback lines, rights of way, prior mineral reservations and notes or restrictions as shown on recorded plat of subdivision, if any, applicable to said property of record in said Probate Court records.
2. Rights of other parties in and to the use of the easements.
3. Less and except any portion of subject property lying within any road right of way
4. Rights to pier as set forth in Deed Book 393, Page 831.
5. All statutory rights of redemption existing by virtue of foreclosure sale held on the 15th day of June 2009, as evidenced by Auctioneer's Deed recorded Instrument No.20090723000283150, of said Probate Court records, pursuant to powers of sale contained in that certain mortgage from Jonathan Douglas Ponder, an unmarried man, to Mortgage Electronic Registration Systems, Inc. (MERS) acting solely as nominee for Lender, and Lender's successors and assigns dated the 18th day of October, 2007 on that certain real property hereinafter described, which mortgage is recorded in instrument No20071018000485340, of the records in the Office of the Judge of Probate, Shelby County, Alabama; said beneficial interest in said mortgage having been transferred to Amtrust Bank.


Grantee accepts this conveyance with full knowledge of the condition of the improvements located on said property, which property is accepted by grantee in its "AS IS" CONDITION WITHOUT REPRESENTATIONS OR WARRANTIES OF ANY KIND OR NATURE.

IN WITNESS WHEREOF, the Grantor has caused these presents to be executed on this the

29th day of June, 2010.

FANNIE MAE, aka FEDERAL
NATIONAL MORTGAGE ASSOCIATION,
By: [Signature]
MCFADDEN, LYON & ROUSE, L.L.C.
As its Attorney-in-Fact
By: [Signature]
Beth McFadden Rouse
Its: Member

STATE OF ALABAMA }


20100707000215170 2/3 \$19.00
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20100707000215170 3/3 \$19.00
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07/07/2010 11:01:09 AM FILED/CERT

STATE OF ALABAMA }
COUNTY OF MOBILE }

I, the undersigned Notary Public in and for said State and County, hereby certify that Beth McFadden Rouse, whose name as Member of **MCFADDEN, LYON & ROUSE, L.L.C.**, an Alabama Limited Liability Company, whose name as Attorney-In-Fact for **FEDERAL NATIONAL MORTGAGE ASSOCIATION A/K/A FANNIE MAE**, 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, she, in her capacity as Member of **MCFADDEN, LYON & ROUSE, L.L.C.**, in its capacity as such Attorney-In-Fact, executed the same voluntarily for and as the act of said Company on the day the same bears date.

Given under my hand and notarial seal on this the 29th day of June, 2010.

Carol L. Kent
Notary Public, State of Alabama at Large
My Commission Expires: 3/30/13 {SEAL}

The Grantee's address is:

80 WASAHATCHEE LANE
Shelby, AL 35143

This instrument was prepared by:

Beth McFadden Rouse, attorney
MCFADDEN, LYON & ROUSE, L.L.C.
718 Downtowner Boulevard
Mobile, Alabama 36609
(251)342-9172