

INVESTOR NUMBER: 1705484923

Chase Home Finance, LLC CM #: 157099

MORTGAGOR(S): JEFF S LIVINGSTON AND SHELIA M. LIVINGSTON

THIS INSTRUMENT PREPARED BY:

Colleen McCullough Sirote & Permutt, P.C. 2311 Highland Avenue South P. O. Box 55727 Birmingham, AL 35255-5727

STATE OF ALABAMA)

COUNTY OF SHELBY)

SPECIAL WARRANTY DEED

KNOW ALL MEN BY THESE PRESENTS: That, for and in consideration of One Dollar (\$1.00) and other valuable consideration, the receipt whereof is hereby acknowledged, the undersigned Grantor, Chase Home Finance, LLC, does hereby grant, bargain, sell, and convey unto Grantee, Fannie Mae a/k/a Federal National Mortgage Association, the following described real estate situated in the County of Shelby, State of Alabama, towit:

Begin at the Southeast corner of the South half of the Southwest Quarter of the Northwest Quarter of the Northwest Quarter of Section 34, Township 21 South, Range 1 West; thence run North along the East line of said Quarter-Quarter Section a distance of 730.85 feet to the point of beginning of the parcel herein conveyed; thence run North along the East line of the Southwest Quarter of the Northwest Quarter and the Northwest Quarter of the Northwest Quarter of Section 34, Township 21 South, Range 1 West a distance of 670.85 feet; thence turn an angle of 91 Degrees 26 Minutes 33 Seconds to the left and run a distance of 325.00 feet; thence turn an angle of 88 Degrees 33 Minutes 23 Seconds to the left and run a distance of 670.33 feet; thence turn an angle of 91 Degrees 21 Minutes 11 Seconds to the left and run a distance of 325.00 feet to the point of beginning. Said parcel of land herein conveyed being located in the North half of the Southwest Quarter of the Northwest Quarter and the Northwest Quarter of the Northwest Quarter of Section 34, Township 21 South, Range 1 West.

Also: a 60.00 foot easement, 30.00 feet on either side of a centerline described as: Commence at the Southeast corner of the South half of the Southwest Quarter of the Northwest Quarter of Section 34, Township 21 South, Range 1 West; thence run North along the East line of said Quarter-Quarter Section a distance of 30.00 feet to the point of beginning; thence turn an angle of 88 Degrees 38 Minutes 53 Seconds to the right and run a distance of 580 feet, more or less, to the Northwest right of way line of Alabama State Highway No. 25, and the point of ending. Situated in Shelby County, Alabama.

TO HAVE AND TO HOLD, the above-described property together with all and singular the tenements, hereditaments, and appurtenances thereupon belonging or in any wise appertaining unto the said Grantee, its successors and assigns, forever.

IT IS EXPRESSLY UNDERSTOOD AND AGREED by and between the parties hereto that this conveyance is subject to any outstanding rights of redemption from foreclosure sale, and that this deed contains no warranty except against the acts of the said Grantor, and all persons claiming by, through, or under it.

IN WITNESS WHEREOF, CHASE HOME FINANCE, LLC, has caused this conveyance to be executed by Colleen McCullough, an attorney of Sirote & Permutt, P.C., pursuant to that certain Limited Power of Attorney attached hereto as Exhibit A and fully incorporated herein. This Special Warranty Deed is executed on the

CHASE HOME FINANCE, LLC

Colleen McCullough, an attorney of Sirote

& Permutt, P.C.

Its: Attorney-In-Fact

STATE OF ALABAMA

COUNTY OF JEFFERSON

Why Motary Public in and for said County, in said State, hereby certify that Colleen McCullough, whose name as an attorney of Sirote & Permutt, P.C., a corporation as Attorney-In-Fact 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, as attorney, and with full authority, executed the same voluntarily for and as the act of said corporation, acting in its capacity as Attorney-In-Fact as aforesaid.

Given under my hand this the 20 day of

Notary Public

My Commission Expires:

MY COMMISSION EXPIRES JUNE 15, 2014

Grantee's Address: FANNIE MAE PO BOX 650043 Dallas, TX 75265-0043

20100714000224140 2/5 \$25.00

Shelby Cnty Judge of Probate, AL 07/14/2010 02:46:23 PM FILED/CERT

LIMITED POWER OF ATTORNEY

(Multiple Principals)

STATE OF ALABAMA COUNTY OF Jefferson dee of Probato- Blan L. King

The undersigned (each a "Principal" and collectively referred to as "Chase"), each with an office at 3415 Vision Drive, Columbus, Ohio, 43219, acting by and through their duly authorized officer, do each hereby make, constitute, and appoint Sirote & Permutt, P.C. ("Attorney in Fact"), as its true and lawful attorney-in-fact in its name, place, and stead to do and perform acts as enumerated below relating to the management and disposition of the foreclosure of loans (as hereinaster defined) located in the State of Alabama.

This Limited Power of Attorney arises out of a certain Attorney/Trustee Agreement as amended from time to time pursuant to any Schedule or other amendment (the "Agreement"), by and between Chase, any individual Principal, or any affiliate thereof, and Attorney in Fact, whereby Attorney in Fact has agreed to prosecute foreclosure of loans referred to it by any Principal. Chase does hereby grant to Attorney in Fact the power and authority to do and perform, in its place and stead, any and all lawful acts, matters and actions it decms necessary, proper or convenient in connection with the prosecution and disposition of the foreclosure of loans pursuant to the Agreement, including but not limited to:

The execution, acknowledgment, recording and delivery of beneficiary's Non Military Affidavit, Notice of default, Notice of sale, Appointment of Successor Trustee or Substitution of Trustee and Verifications of Debt wherein the above-named principal is the original or substituted beneficiary or servicing agent for the beneficiary, and Deeds to the Secretary of Veterans Affairs, Secretary of Housing and Urban Development, Deeds to the Federal National Mortgage Association, and Deeds to the Federal Home Loan Mortgage Corporation, to convey properties in which the mortgage foreclosed secured a loan guaranteed or insured by the Department of Veterans Affairs or Department of Housing and Urban Development, and Deeds and assignment of beneficial interest to the investor on mortgage loans in which the principal is the beneficiary of record of the Mortgage.

Notwithstanding anything contained herein to the contrary, the rights and powers granted by this Limited Power of Attorney expressly do not include the following: granting or releasing real or personal property liens or encumbrances; entering into granting any loan, mortgage or other indebtedness; entering into any guaranty, surety obligation, bond, indemnity or other similar undertaking for any party; settlement or compromise of any claim, action or chose-in-action either in favor of or against Chase or any affiliate thereof; or entering into, modifying or terminating any lease or occupancy agreement.

The authority of Attorney in Fact to exercise the rights and powers herein granted shall ommence and be in full force and effect on the date this Limited Power of Attorney is signed by the undersigned, and such rights and powers herein shall be in full force and effect until revoked by the undersigned, and all persons dealing with its said Attorney in Fact shall be entitled to rely on such authority unless such person has actual knowledge of the revocation of this Limited Power of Attorney by Chase (or its successor in interest), or until a written revocation is filed in the real property records of the county or town where this Limited Power of Attorney has been previously filed, as required by applicable law. Notwithstanding the foregoing, this Limited Power of Attorney shall expire, if not sooner terminated, on the third (3rd) anniversary of the execution date hereof.

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The undersigned hereby certifies that he/she is the duly authorized officer of each Principal signed this Limited Power of Attorney, and is executing this Limited Power of Attorney pursuant to proper authority of the Board of Directors thereof, and that all necessary action for the execution and delivery of this instrument has been taken and done.

xccdico inis	
AAAAAAAAAAA	
John January	
printed name)	
Authorized Vice President of:	
CHASE HOME FINANCE LLC, A DELAWA IPMORGAN CHASE BANK, N.A. CHASE BANK USA, N.A.	RE LIMITED LIABILITY COMPANY
Signed in the presence of:	
SMOSPINCE (printed name)	
(printed name and title)	
STATE OF Ohio } COUNTY OF Franklin }	
This instrument was acknowledged before me Ralph Gerardl Finance LLC, a Delaware Limited Liability Con behalf of said Principals.	this, day of, the Vice President of Chase Home company, and JPMorgan Chase Bank, N.A.,
VALERIE RAMOS Notary Public, Stone of Onlo My Commission Expires Jan. 7, 2013	Notary Public
My Commission expires: 1772013 Commission No. 206462 AFTER RECORDING RETURN TO:	2009010900BBASTSO 2/2 BK: LR200901 Pg:7913 Jefferson County, Alabama 01/09/2009 03:51:03 FM Pon Fac - \$0.00 Total of Foor and Toxor-\$0.00 HATCHERK
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State of Alabama Jefferson County

I, the Undersigned, as Judge of Probate Court in and for Jefferson County, Alabama, hereby certify that the foregoing is a full, true and correct copy of the instrument with the filing of same as appears of record in this office. Given under my hand and official seal, this the 22 day of 2007.

JUDGE OF PROBATE

20100714000224140 5/5 \$25.00 Shelby Cnty Judge of Probate, AL 07/14/2010 02:46:23 PM FILED/CERT