

20100715000224640 1/3 \$36.50  
Shelby Cnty Judge of Probate, AL  
07/15/2010 09:00:16 AM FILED/CERT

Commitment Number: 2116161  
Seller's Loan Number: 705972

After Recording Return To:

ServiceLink Hopewell Campus
4000 Industrial Boulevard
Aliquippa, PA 15001
(800) 439-5451

**PROPERTY APPRAISAL (TAX/APN) PARCEL IDENTIFICATION NUMBER**  
**13-7-26-2-001-003.029**

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**SPECIAL/LIMITED WARRANTY DEED**

**FEDERAL HOME LOAN MORTGAGE CORPORATION**, whose mailing address is **5000 Plano Parkway, Carrollton, Texas 75010**, hereinafter grantor, for \$101,150.00 (One Hundred and One Thousand One Hundred and Fifty Dollars and no Cents) in consideration paid, grants with covenants of limited warranty to **HOSNI NAIJA**, hereinafter grantee, whose tax mailing address is **324 TRADEWINDS CIRCLE, ALABASTER, AL 35007**, the following real property:

**All that certain parcel of land situate in the County of Shelby, State of Alabama, more particularly described as follows:**

**Lot 85, according to the Survey of Third Sector, Portsouth, as recorded in Map Book 7, page 110, in the Probate Office of Shelby County, Alabama. Mineral and mining rights excepted. Being the same property as conveyed from Aaron Nelson, Auctioneer to Federal Home Loan Mortgage Corporation, as described in Inst# 20100203000034530, Recorded 02/03/2010 in SHELBY County Records.**

**Tax/Parcel ID: 13-7-26-2-001-003.029**

**Property Address is: 324 TRADEWINDS CIRCLE, ALABASTER, AL 35007**

Seller makes no representations or warranties, of any kind or nature whatsoever, other than those set out above, whether expressed, implied, implied by law, or otherwise, concerning the condition of the title of the property prior to the date the seller acquired title.



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The real property described above is conveyed subject to the following: All easements, covenants, conditions and restrictions of record; All legal highways; Zoning, building and other laws, ordinances and regulations; Real estate taxes and assessments not yet due and payable; Rights of tenants in possession.

TO HAVE AND TO HOLD the same together with all and singular the appurtenances thereunto belonging or in anywise appertaining, and all the estate, right, title interest, lien equity and claim whatsoever of the said grantor, either in law or equity, to the only proper use, benefit and behalf of the grantee forever.

Prior instrument reference: **20100203000034530**

Executed by the undersigned on May 13<sup>th</sup>, 2010:

**Federal Home Loan Mortgage Corporation by Chicago Title Insurance Company,  
DBA ServiceLink As Attorney-in-Fact**

By: Daniel J. Katella

Its: Assistant Vice President  
Daniel J. Katella

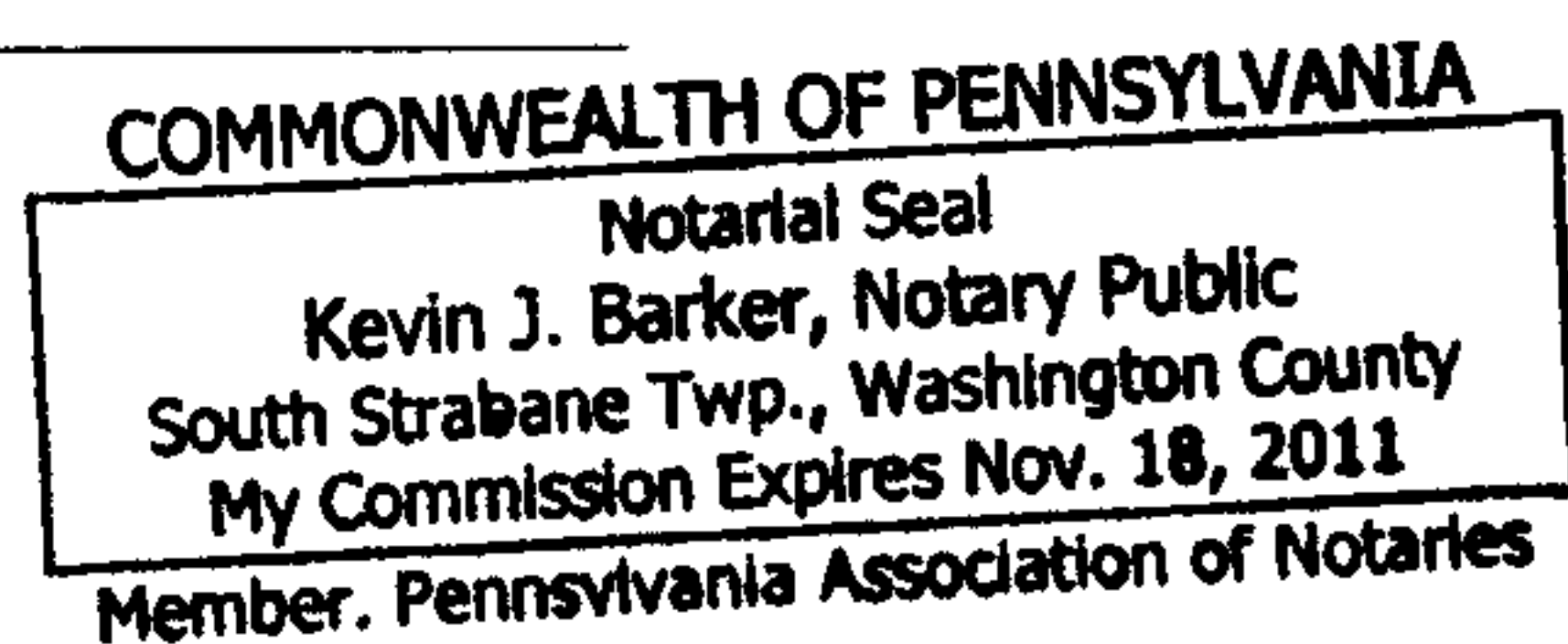
\* A Power of Attorney relating to the above described property was recorded on 02/26/2008 at Document Number: 20080226000076640.

STATE OF PA  
COUNTY OF Allegheny

Deed Tax : \$18.50

ACKNOWLEDGED AND EXECUTED BEFORE ME, on this 13<sup>th</sup> day of May, 2010, the undersigned authority, personally appeared Daniel J. Katella who is the AVP of **Chicago Title Insurance Company doing business as ServiceLink, as Attorney-in-Fact for FEDERAL HOME LOAN MORTGAGE CORPORATION**, and is appearing on behalf of said corporation, with full authority to act for said corporation in this transaction, who is known to me or has shown n/a as identification, who after being by me first duly sworn, deposes and says that he/she has the full binding legal authority to sign this deed on behalf of the aforementioned corporation and acknowledge said authority is contained in an instrument duly executed, acknowledged; and recorded as set forth above, and that this instrument was voluntarily executed under and by virtue of the authority given by said instrument granting him/her power of attorney.

[Signature]  
NOTARY PUBLIC  
My Commission Expires  
11/18/2011



This instrument prepared by:

Jay A. Rosenberg, Esq., Rosenberg LPA, Attorneys At Law, 7367A E. Kemper Road, Cincinnati, Ohio 45249 (513) 247-9605 Fax: (866) 611-0170