

This instrument prepared by:  
Jeff G. Underwood, Attorney  
Sirote & Permutt P.C.  
2311 Highland Avenue South  
Birmingham, Alabama 35205

Send Tax Notice to:  
Larry R. Rollan Sr.

1937 Lira Ridge Rd.  
Helena AL 35080

**SPECIAL WARRANTY DEED**

STATE OF ALABAMA

KNOW ALL MEN BY THESE PRESENTS,

SHELBY COUNTY

That in consideration of Twelve thousand five hundred and 00/100 Dollars (\$12,500.00) to the undersigned, US Bank as Trustee RASC 2005-EMX2, a corporation, (herein referred to as Grantor) in hand paid by the Grantee herein, the receipt whereof is acknowledged, the said Grantor does by these presents, grant, bargain, sell and convey unto Larry R. Rollan Sr., (herein referred to as Grantee), the following described real estate situated in Shelby County, Alabama, to-wit:

Lot 12 According to the Survey of Woodvale as recorded in Map Book 12, Pages 21 and 22 in the Probate Office of Shelby County, Alabama.

Subject to:

1. Any item disclosed on that certain policy of title insurance obtained in connection with this transaction.
2. Ad valorem Taxes for the current tax year, which Grantee herein assume and agree to pay.
3. Covenants, conditions and restrictions as set forth in Real Volume 246, Page 931.
4. Mineral and mining rights, including release of damages, recorded in Deed Book 86, Page 182.
5. Right of way granted to Alabama Power Company recorded in Real 189, Page 620.
6. Agreement with Alabama Power Company recorded in Real 189, Page 630.
7. Right of way granted to Colonial Pipeline as recorded in Deed Book 223, Page 431 and Deed Book 268, Page 211.
8. Right of way granted to Shelby County as recorded in Deed Book 271, Page 726.
9. Easement granted to Southern Natural Gas recorded in Deed Book 91, Page 231.
10. All outstanding rights of redemption in favor of all persons entitled to redeem the property from that certain mortgage foreclosure sale evidenced by mortgage foreclosure deed recorded in Instrument No. 20100406000103720, in the Probate Office of Shelby County, Alabama.

This property is sold as is and grantor only warrants title from the time grantor obtained title until the date grantor conveys its interest in the aforesaid property to the grantee.

TO HAVE AND TO HOLD Unto the said Grantee, his/her heirs and assigns, forever.



IN WITNESS WHEREOF, the said Grantor, has hereto set its signature and seal, this the \_\_\_\_\_ day of August, 2010.

US Bank as Trustee RASC 2005-EMX2

By: 

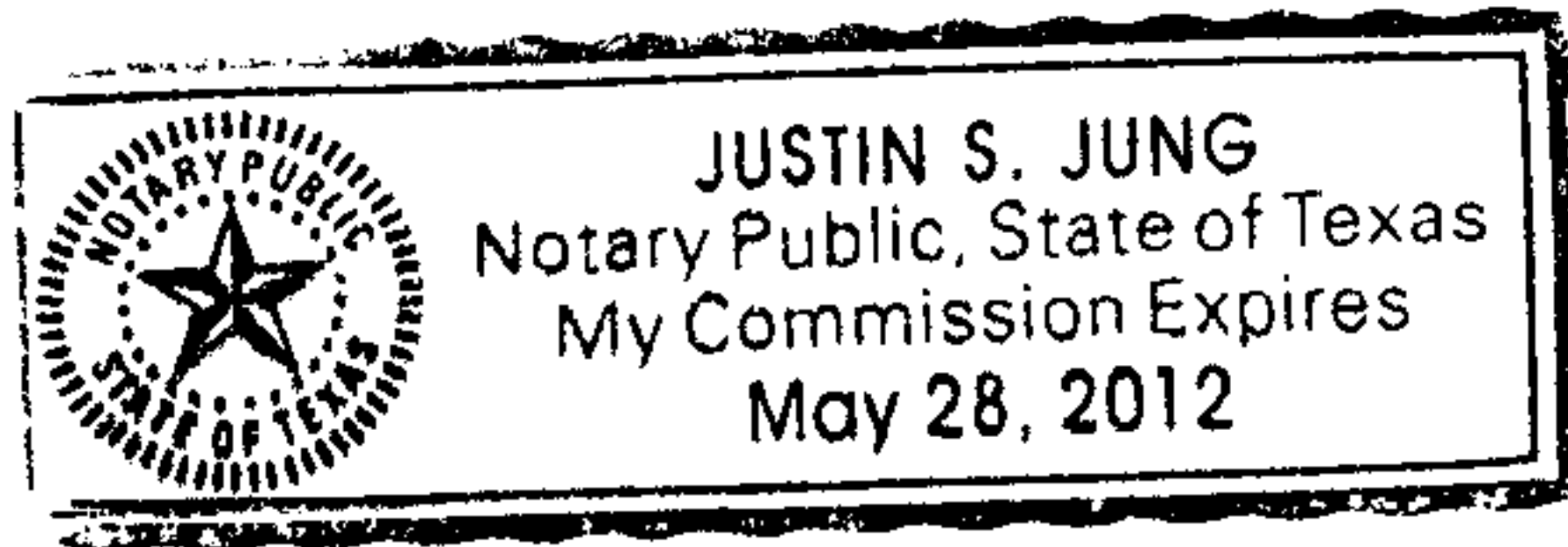
Its Jamey Davis

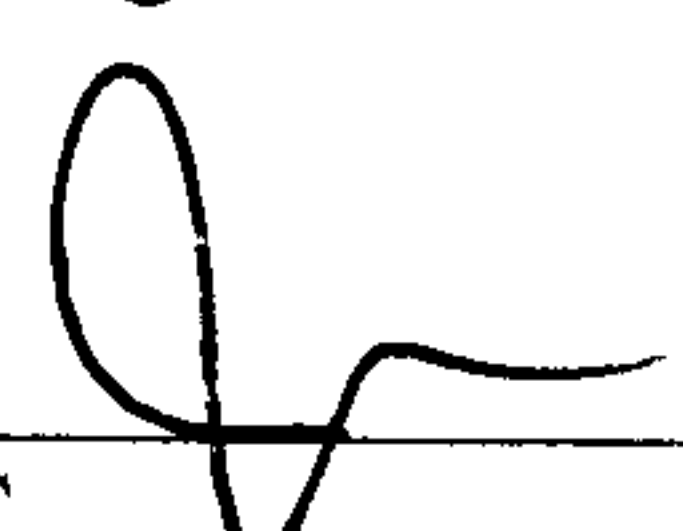
STATE OF TEXAS

COUNTY OF DALLAS

I, the undersigned, a Notary Public in and for said County, in said State, hereby certify that Jamey Davis, whose name as PMASO of US Bank as Trustee RASC 2005-EMX2, a corporation, 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 the conveyance, he/she, as such officer and with full authority, executed the same voluntarily for and as the act of said corporation.

Given under my hand and official seal, this the 12 day of August, 2010.



  
NOTARY PUBLIC  
My Commission expires:  
AFFIX SEAL

2010-002818



20100825000273680 2/2 \$27.50  
Shelby Cnty Judge of Probate, AL  
08/25/2010 12:34:49 PM FILED/CERT