

This Instrument Prepared By:
Keri Roth
Morris|Hardwick|Schneider, LLC
2718 20th Street South, Suite 210
Birmingham, AL 35209
BRR-100800235S

Send Property Tax Notice to:

Helena Al 32080

## Special Warranty Deed

State of Alabama County of Shelby

KNOW ALL MEN BY THESE PRESENTS, that for and in consideration of the sum of One Hundred Seventy Four Thousand and 00/100 Dollars (\$174,000.00) cash in hand paid to

Bank of America, National Association as successor by merger to "LaSalle Bank NA as trustee for Washington Mutual Mortgage Pass Through Certificates WMALT Series 2006-4 Trust

(hereinafter called "Grantor"), receipt whereof is acknowledged, the said Grantor does hereby grant, bargain, sell and convey unto said

Robert W. Winston and Janet E. Winston as Joints Tenants With Rights of Survivorship

(hereinafter called "Grantee"), all right, title, interest and claim in or to the following described real estate lying in Shelby County, Alabama, to-wit:

Lot 607, according to the Survey of Old Cahaba Westchester Sector, as recorded in Map Book 23, Page 150, in the Probate Office of Shelby County, Alabama.

Property Address: 742 Old Cahaba Drive, Helena, AL 35080

Parcel ID Number: 13-4-20-1-002-007.000

Source of Title: Instrument #20100407000105520

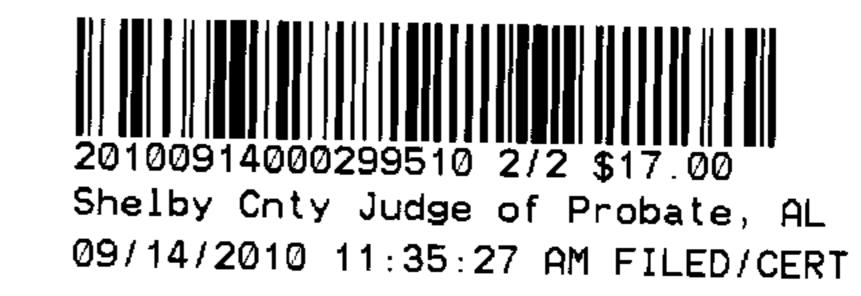
The subject property is or X is not the homestead of the grantor(s).

TO HAVE AND TO HOLD unto the said Grantees as Joint Tenants, with rights of survivorship, their heirs and assigns, forever; it being the intention of the parties to this conveyance, that (unless the joint tenancy hereby created is severed or terminated during the joint lives of the Grantees herein), in the event one Grantee herein survives the other, the entire interest in fee simple shall pass to the surviving Grantee, and if one does not survive the other, then the heirs and assigns of the Grantees herein shall take as tenants in common.

This instrument is executed without warranty or representation of any kind on the part of the undersigned, except that there are no liens or encumbrances outstanding against the premises conveyed which were created or suffered by the undersigned and not specifically excepted herein.

This conveyance is made subject to any right of redemption arising by virtue of the foreclosure of a mortgage as evidenced by a Foreclosure Deed recorded in Instrument #20100407000105520.

of the consideration was paid from the proceeds of a first mortgage and for a second mortgage filed simultaneously herewith.



IN WITNESS WHEREOF, Bank of America, National Association as successor by merger to "LaSalle Bank NA as trustee for Washington Mutual Mortgage Pass Through Certificates WMALT Series 2006-4 Trust, has caused these present to be executed in its name and on its behalf as aforesaid, on this day of
Bank of America, National Association as successor by merger to "LaSalle Bank NA as trustee for Washington Mutual Mortgage Pass Through Certificates WMALT Series 2006-4  Trust  Van Tran  BY:
VKe President  ATTEST:
State ofFlorida
County ofDuval
the undersigned authority, a Notary Public, in and for said County whose name as President of Bank of America, National Association as successor by merger to "LaSalle Bank NA as trustee for Washington Mutual Mortgage Pass Through Certificates WMALT Series 2006-4 Trust, are signed to the foregoing conveyance, and who are known to me, acknowledged before me on this day that, being informed of the contents of the conveyance they, as such officers and with full authority, executed the same voluntarily for and as the act of said corporation, acting in their capacity as aforesaid on the day that bears the same date.
Given under my hand and official seal this 12+day of Quyost , 2010
Notary Public  My Commission Expires: 12-22-2012  [Seal]
Reference: 742 Old Cahaba Drive Helena, AL, 35080 Servicer Loan #: 5303580657  JIL KELSEY MY COMMISSION # DD 847251 EXPIRES: December 22, 2012 Bonded Thru Notary Public Underwriters

Property Address: 742 Old Cahaba Drive, Helena, AL 35080