


SPECIAL WARRANTY DEED			
THE ACTUAL CONSIDERATION FOR THIS TRANSFER IS: \$139,000.00			20110118000017110 1/4 \$25.00 Shelby Cnty Judge of Probate, AL 01/18/2011 01:26:34 PM FILED/CERT
SOURCE OF TITLE: BOOK: <u>283000</u> PAGE: <u>1/3</u>		THIS INSTRUMENT WAS PREPARED BY Deutsche Bank National Trust Company as Trustee for J.P. Morgan Mortgage Acquisition Trust 2007-CH3, Asset Backed Pass-Through Certificates, Series 2007-CH3 7100 E. Pleasant Valley Road Suite 100 Independence, OH 44131 216-520-0050	
Return to: Resource Title National Agency, Inc. 375 Glensprings Drive #310 105856AL Cincinnati, OH 45246			
105856AL			
ADDRESS NEW OWNER(S) AS FOLLOWS: Katrina M. Ward		SEND TAX BILLS TO:	MAP-PARCEL NUMBERS 13-6-23-4-012-030.000
(NAME)		(NAME)	
139 Heather Lane		139 Heather Lane	
(ADDRESS)		(ADDRESS)	
Pelham	AL	35124	
(CITY)	(STATE)	(ZIP)	

FOR AND IN CONSIDERATION OF THE SUM OF TEN DOLLARS, CASH IN HAND PAID, AND OTHER GOOD AND VALUABLE CONSIDERATIONS, THE RECEIPT AND SUFFICIENCY OF WHICH IS HEREBY ACKNOWLEDGED, BY THE GRANTOR, Deutsche Bank National Trust Company as Trustee for J.P. Morgan Mortgage Acquisition Trust 2007-CH3, Asset Backed Pass-Through Certificates, Series 2007-CH3, SAID GRANTOR DOES HEREBY GRANT, BARGAIN, SELL, AND CONVEY UNTO Katrina M. Ward, AND THEIR HEIRS OR ASSIGNS, SUBJECT TO COVENANTS AND RESTRICTIONS OF RECORD AND MATTERS AN ACCURATE SURVEY WOULD REVEAL, THAT CERTAIN TRACT OR PARCEL OF LAND IN SHELBY COUNTY, STATE OF ALABAMA, DESCRIBED AS FOLLOWS, TO-WIT:

Actual consideration \$139,000.00  
SEE ATTACHED EXHIBIT "A"

THIS CONVEYANCE IS SUBJECT TO: 1) Current years taxes which have been prorated and assumed by the Grantee(s); 2) All restrictions of record; 3) All easements of record; 4) All visible easements; 5) All matters appearing on the plan of record; 6) All applicable government and zoning regulations; 7) Mineral reservations of record, if any.

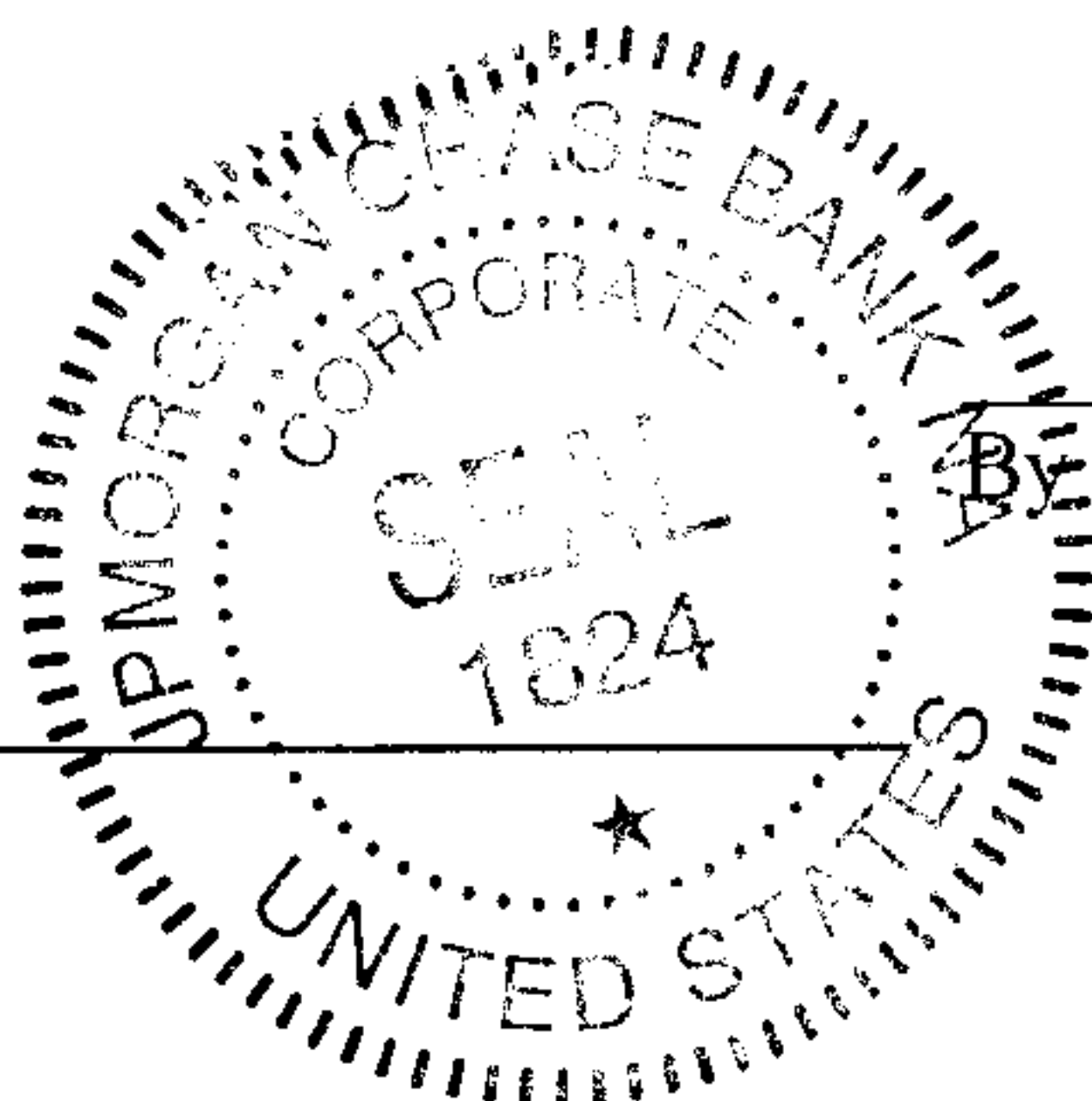
unimproved	<input type="checkbox"/>	property, known as	139 Heather Lane	Pelham	35124
This is improved	<input checked="" type="checkbox"/>				
			(House Number, (Street)	(City or Town)	(Postal Zip)

TO HAVE AND TO HOLD said tract or parcel of land, together with the appurtenances, estate, title and interest thereto belonging, unto said Grantee Katrina M. Ward, and his/her/their assigns, forever.

\* Single  
Said Deutsche Bank National Trust Company as Trustee for J.P. Morgan Mortgage Acquisition Trust 2007-CH3, Asset Backed Pass-Through Certificates, Series 2007-CH3., warrants the title to said property against the claims of all persons claiming, or to claim the same or any part thereof, by, through or under the said Grantor, but not otherwise.

IN WITNESS WHEREOF, the said Deutsche Bank National Trust Company as Trustee for J.P. Morgan Mortgage Acquisition Trust 2007-CH3, Asset Backed Pass-Through Certificates, Series 2007-CH3., has executed this deed this

Deutsche Bank National Trust Company as Trustee for J.P.  
Morgan Mortgage Acquisition Trust 2007-CH3, Asset  
Backed Pass-Through Certificates, Series 2007-CH3



*Martha Kimbrell*

Martha Kimbrell  
Assistant Vice President

By JPMorgan Chase Bank, N.A.  
As Attorney-In-Fact

STATE OF

COUNTY OF

Personally appeared before me, the undersigned, a Notary Public in and for the State and County aforesaid, appeared \_\_\_\_\_, known to me or satisfactorily proven (on the basis of satisfactory evidence) to be and acknowledges him/herself to be the \_\_\_\_\_ of \_\_\_\_\_, the Attorney in Fact of said Deutsche Bank National Trust Company as Trustee for J.P. Morgan Mortgage Acquisition Trust 2007-CH3, Asset Backed Pass-Through Certificates, Series 2007-CH3., the within named bargainor, and that he/she as such \_\_\_\_\_, being authorized so to do, executed the foregoing instrument for the purposed therein contained and acknowledged that he/she execute the same by Limited Power of Attorney of record in Book \_\_\_\_\_ Page \_\_\_\_\_ or in Instrument Number \_\_\_\_\_ of record in \_\_\_\_\_ Office of the Probate Judge for Shelby County, Alabama.

Witness my hand and Notarial Seal this \_\_\_\_\_

See Attachment

\_\_\_\_\_  
Notary Public

My Commission expires: \_\_\_\_\_

**RETURN TO:**

Resource Title Gulf States-Alabama, LLC  
375 Glensprings Drive Suite 310  
Cincinnati, OH 45246

\_\_\_\_\_  
105856AL



20110118000017110 3/4 \$25.00  
Shelby Cnty Judge of Probate, AL  
01/18/2011 01:26:34 PM FILED/CERT

## ACKNOWLEDGMENT

State of California  
County of San Diego

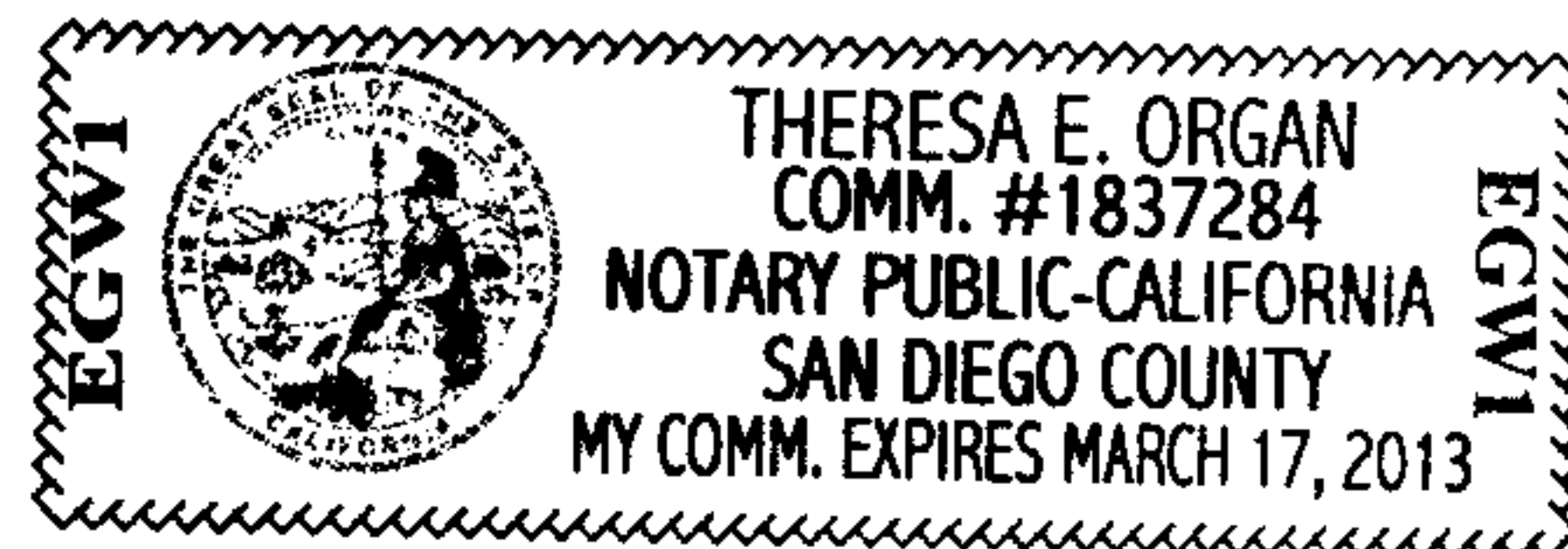
On December 10, 2010 before me, Theresa E Organ, Notary Public  
(insert name and title of the officer)

personally appeared Martha Kimbrell  
Assistant Vice President  
who proved to me on the basis of satisfactory evidence to be the person(s) whose name(s) is/are  
subscribed to the within instrument and acknowledged to me that he/she/they executed the same in  
his/her/their authorized capacity(ies), and that by his/her/their signature(s) on the instrument the  
person(s), or the entity upon behalf of which the person(s) acted, executed the instrument.

I certify under PENALTY OF PERJURY under the laws of the State of California that the foregoing  
paragraph is true and correct.

WITNESS my hand and official seal.

Signature [Signature] (Seal)



**EXHIBIT "A"**



20110118000017110 4/4 \$25.00  
Shelby Cnty Judge of Probate, AL  
01/18/2011 01:26:34 PM FILED/CERT

**The following described real estate in Shelby County, Alabama, to-wit:**

**Lot 211, according to the survey of Ridge at Stonehaven Phase Two, as recorded in Map Book 28, Page 146, in the Probate Office of Shelby County, Alabama.**

**Being the same property conveyed to Vicki Rigsby, by virtue of a QuitClaim Deed from Vicki L. Rigsby and Joel Barnes, dated November 29, 2006, filed for record December 18, 2006, in Instrument # 20061218000616050, of the Probate Records of Shelby County, Alabama.**

**And further conveyed to Deutsche Bank National Trust Company as Trustee for J.P. Morgan Mortgage Acquisition Trust 2007-CH3, Asset Backed Pass-Through Certificates, Series 2007-CH3, by virtue of a Foreclosure Deed from Aaron Nelson, member of AMN Consulting, LLC, as auctioneer and as attorney-in-fact, dated August 24, 2010, filed for record September 1, 2010 in Instrument # 20100901000283000, of the Probate Records of Shelby County, Alabama.**