

PREPARED BY: JAMES W. TARLTON
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1587 Northeast Expressway
Atlanta, GA 30329
PHONE: (770) 234-9181 FAX (770) 234-9192

RETURN TO: SUNTRUST MORTGAGE, INC.
P O Box 27767
Richmond, VA 23261
(800) 443-1032

File #: 221.1009746AL/K

TRANSFER AND ASSIGNMENT OF MORTGAGE

STATE OF ALABAMA

COUNTY OF SHELBY

FOR VALUE RECEIVED Mortgage Electronic Registration Systems, Inc acting solely as nominee for Henger Rast Mortgage, Corp., its successors and assigns, as Assignor, has this day transferred sold, assigned, conveyed and set over to Suntrust Mortgage, Inc., as Assignee, its successors, representatives and assigns all of the assignor's right, title and interest in and to that certain Mortgage, executed by Ted J. Powell, a married man and Paula A. Powell, a married woman, husband and wife as joint tenants with right of survivorship to Mortgage Electronic Registration Systems, Inc acting solely as nominee for Henger Rast Mortgage, Corp., its successors and assigns, dated February 22, 2007, and recorded in Instrument 20070302000094450 in the Office of the Judge of Probate of Shelby County, Alabama.

See attached as Exhibit A

The Assignor herein specifically sells, assigns, transfers and conveys to the Assignee, its successors, representatives and assigns the aforementioned Mortgage the property described herein, the indebtedness secured thereby, together with all the rights, title, interest powers, options, privileges and immunities contained therein.

The Assignor herein has this day sold and assigned to the Assignee the Note secured by the aforementioned Mortgage, and this transfer is made to secure the Assignee, its successors, representatives, and assigns in the payment of said Note.

Effective date 9-1-10

IN WITNESS WHEREOF, the Assignor has hereunto set its hand and seal this 2 day of February, 2011.

By: [Signature] (L.S.)

Title: Asst. Secretary

Mortgage Electronic Registration Systems, Inc

By: [Signature] (L.S.)

Title: Asst. Secretary



20110301000069140 1/3 \$18.00
Shelby Cnty Judge of Probate, AL
03/01/2011 03:19:18 PM FILED/CERT

State of VIRGINIA

County of Richmond

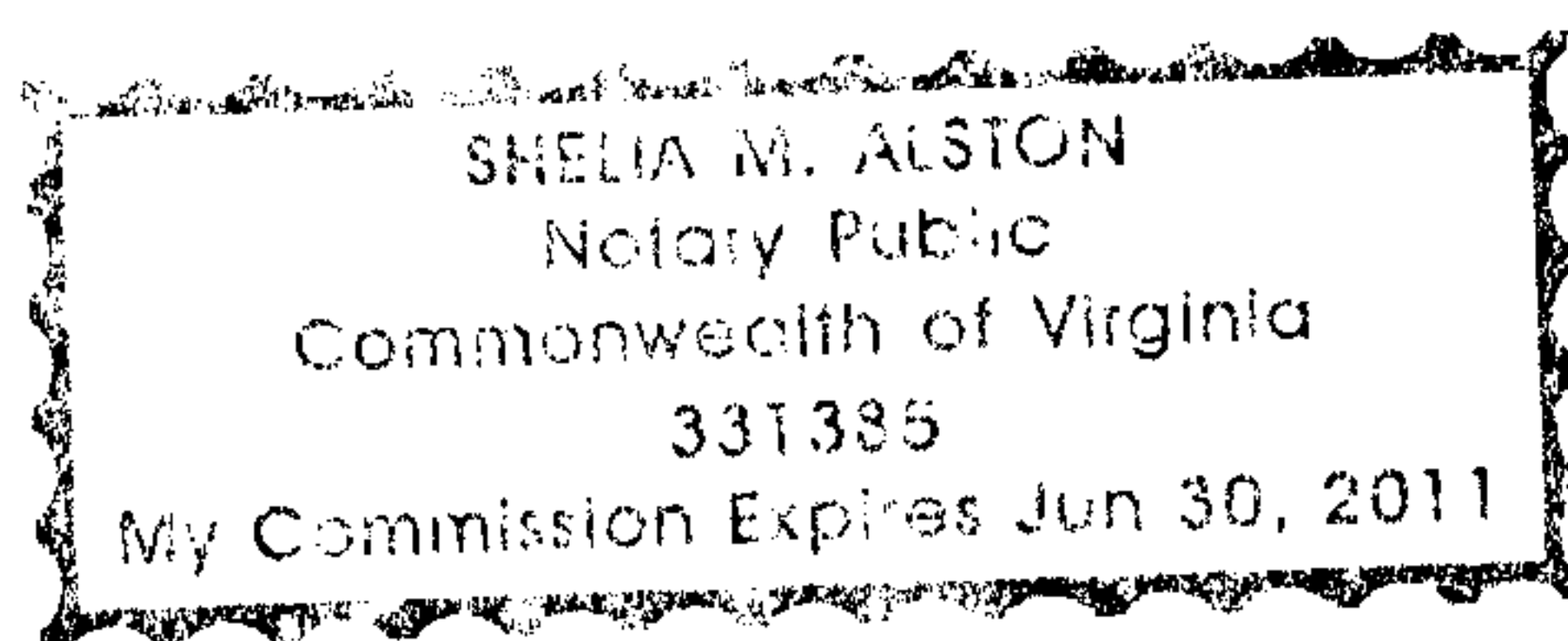
I SHELIA M. ALSTON, a Notary Public in and for said State and County hereby certify that TAMMY STRICKLAND and JEAN SNYDER whose names as ASST. SEC and ASST. SEC of Mortgage Electronic Registration Systems, Inc acting solely as nominee for Henger Rast Mortgage, Corp., its successors and assigns corporation, are signed the foregoing conveyance and with full authority, executed the same voluntarily for and as the act of said corporation acting in its capacity on the day the same bears date.

Given under my hand this the 2nd day of FEBRUARY, 20 11.

Shelia M. Alston
Notary

(Seal)

My Commission Expires: JUNE 30, 2011



20110301000069140 2/3 \$18.00
Shelby Cnty Judge of Probate, AL
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EXHIBIT "A"

LOT 29, ACCORDING TO THE SURVEY OF COURTYARD MANOR , A SINGLE FAMILY RESIDENTIAL DEVELOPMENT, AS RECORDED IN MAP BOOK 35, PAGE 144 A & B, IN THE PROBATE OFFICE OF SHELBY COUNTY, ALABAMA; BEING SITUATED IN SHELBY COUNTY, ALABAMA.

