

20110517000147390 1/2 \$16.00
Shelby Cnty Judge of Probate, AL
05/17/2011 01:34:46 PM FILED/CERT

INVESTOR NUMBER: 011-540142-9-703

U.S. Bank Home Mortgage CM #: 150814

MORTGAGOR(S): JAMES R. BRAND AND KATYA R. BRAND

THIS INSTRUMENT PREPARED BY:

Colleen McCullough
Sirote & Permutt, P.C.
2311 Highland Avenue South
P. O. Box 55727
Birmingham, AL 35255-5727

STATE OF ALABAMA)

COUNTY OF SHELBY)

SPECIAL WARRANTY DEED

KNOW ALL MEN BY THESE PRESENTS: That, for and in consideration of One Dollar (\$1.00) and other valuable consideration, the receipt whereof is hereby acknowledged, the undersigned Grantor, **U.S. Bank, N.A.**, does hereby grant, bargain, sell, and convey unto Grantee, **The Secretary of Housing and Urban Development, his Successors and Assigns**, the following described real estate situated in the County of Shelby, State of Alabama, to-wit:

Lot 8, according to the Survey of Willow Cove Phase 1, as recorded in Map Book 23, Page 75, in the Probate Office of Shelby County, Alabama; being situated in Shelby County, Alabama.

TO HAVE AND TO HOLD, the above-described property together with all and singular the tenements, hereditaments, and appurtenances thereupon belonging or in any wise appertaining unto the said Grantee, its successors and assigns, forever.

IT IS EXPRESSLY UNDERSTOOD AND AGREED by and between the parties hereto that this conveyance is subject to any outstanding rights of redemption from foreclosure sale, and that this deed contains no warranty except against the acts of the said Grantor, and all persons claiming by, through, or under it.



IN WITNESS WHEREOF, U.S. BANK, N.A., a corporation, has caused this conveyance to be executed by Maria Lawrence, its Assistant Vice President, who is duly authorized, on the __11th__ day of _May_, 2011.

U.S. BANK, N.A.

By:

Its: _Assistant Vice President_

Maria Lawrence
Assistant Vice President
U.S. Bank, N.A.

[AFFIX SEAL]

STATE OF __Kentucky__

COUNTY OF __Daviess__

I, the undersigned, a Notary Public, in and for said County in said State, hereby certify that Maria Lawrence, whose name as Assistant Vice President of U.S. BANK, N.A., 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, with full authority, executed the same voluntarily for and as the act of said corporation.

Given under my hand and official seal this the _11th_ day of _May_, 2011.

Heather Postlewaite
Notary Public

My Commission Expires: 1-17-12

Grantee's Address:
Secretary of Housing and Urban Development
c/o Hooks Van Holm
The Noble Building
1021 Noble Street, Ste 212-221
Anniston AL 36201

