

Special Warranty Deed

MORTGAGOR: Thomas E. Braddock and Serena Braddock

VA #222260584228

STATE OF ALABAMA

COUNTY OF SHELBY

KNOW ALL MEN BY THESE PRESENTS:


That BAC HOME LOANS SERVICING, LP fka COUNTRYWIDE HOME LOANS SERVICING LP, a corporation, organized and existing under the laws of the State of Texas, whose principal place of business is located at 1705 Corporate Drive, Plano, TX 75024, hereinafter called Grantor, for and in consideration of the sum of TEN AND NO/100 DOLLARS (\$10.00) and other valuable consideration, the receipt whereof is hereby acknowledged, has granted, bargained and sold, and by these presents, does hereby grant, bargain, sell and convey unto the SECRETARY OF VETERANS AFFAIRS, an officer of the United States of America, whose address is 2375 N. Glenville Dr., Richardson, Texas 75082, hereinafter called Grantee, and his/her successors in such office, as such, and his/her or their assigns, the following described property situated in Shelby County, Alabama:

Lot 1010, according to the survey of Brook Highland, an Eddleman Community, 10th Sector, Second Phase, as recorded in Map Book 18, Page 36 A & B, in the Probate Office of Shelby County, Alabama

And being the same parcel of land acquired by Grantors by Deed in Lieu recorded in Instrument No. 20110321000089510, among the Probate Court records of Shelby County, Alabama.

The property conveyed herein is conveyed subject to all easements and restrictions of record and ad valorem taxes not due or payable on the date hereof.

TO HAVE AND TO HOLD the aforegranted property together with all and singular the improvements thereon and the rights and appurtenances thereto in anywise belonging to the said Grantee, and his/her successors in such office, as such, and his/her or their assigns, that Grantor is lawfully seized in fee simple of the aforementioned premises.


20110617000178380 1/2 \$16.00
Shelby Cnty Judge of Probate, AL
06/17/2011 10:37:05 AM FILED/CERT

IN WITNESS WHEREOF, the said Grantor has caused these presents to be executed in its name by its undersigned officer, and its corporate seal affixed this day of **MAY 16 2011** 2011.

ATTEST:

BY: 
GREGORY J. PRICE
As Its **ASST. VICE PRESIDENT**

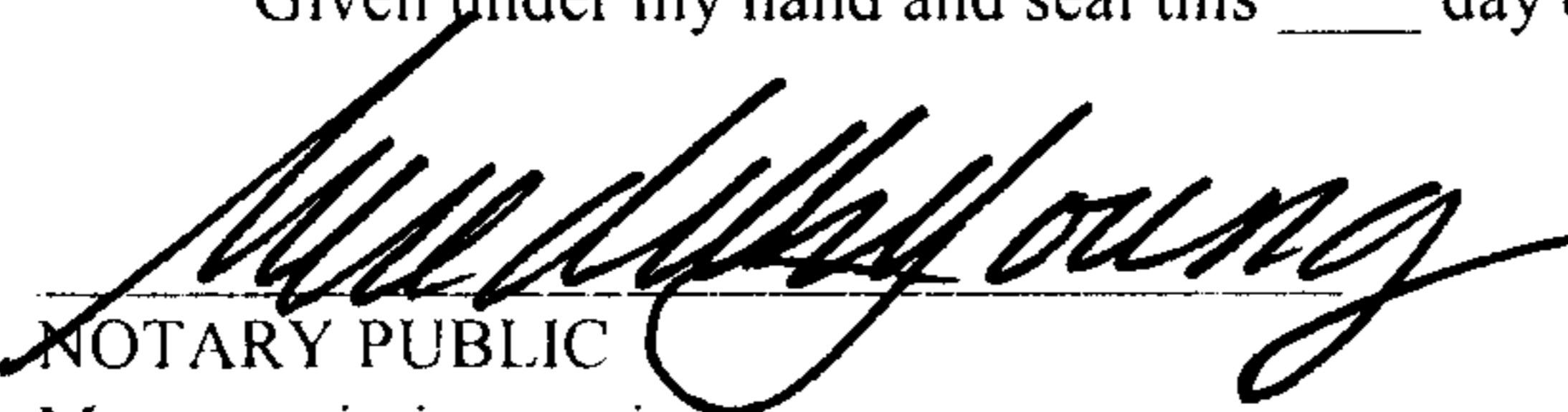
BAC HOME LOANS SERVICING, LP fka
COUNTRYWIDE HOME LOANS SERVICING LP

BY: 
MICHAEL L. PRINDLE
As Its **VICE PRESIDENT**

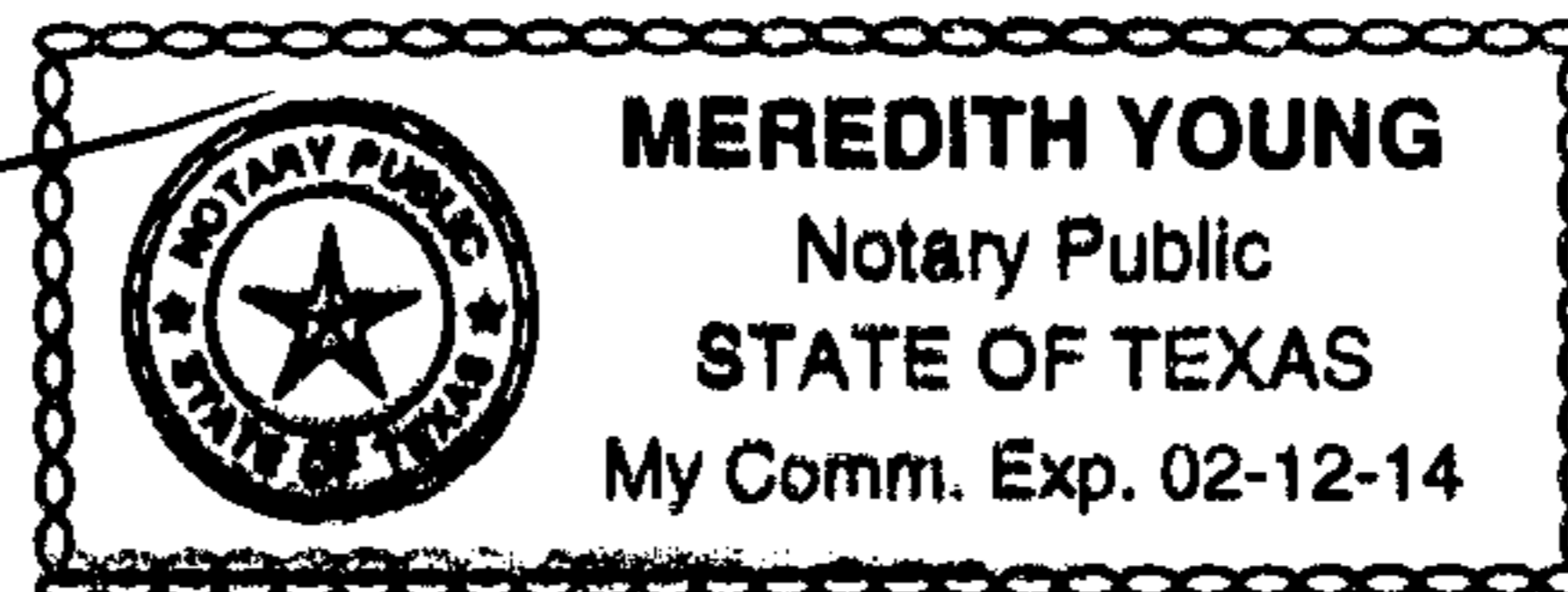
STATE OF **TEXAS**
COLLIN
COUNTY OF

I, the undersigned, a Notary Public in and for said County in said State, do hereby certify that **MICHAEL L. PRINDLE**, whose name as **VICE PRESIDENT** of BAC HOME LOANS SERVICING, LP fka COUNTRYWIDE HOME LOANS SERVICING LP, 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 said conveyance, he, as such officer and with full authority, executed the same voluntarily for and as the act of said corporation.

Given under my hand and seal this day of **MAY 16 2011**, 2011.



NOTARY PUBLIC
My commission expires:

[AFFIX SEAL]



This instrument prepared by:
GOODMAN G. LEDYARD
Pierce Ledyard, P.C.
P.O. Box 161389
Mobile, AL 36616
(251) 338-1300

GRANTEE'S ADDRESS:
Countrywide Home Loans
Attn: VA REO
Mail Code: TX2-983-01-01, Bldg. B
2375 N. Glenville Dr.
Richardson, TX 75082


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