

This instrument was prepared by:
Michael T. Atchison, Attorney at Law, Inc.
101 West College
Columbiana, AL 35051

Send Tax Notice To: Thomas O. Diffee
Wilsonville, AL 35186

Corporation Form Warranty Deed



20110818000243000 1/2 \$105.50
Shelby Cnty Judge of Probate, AL
08/18/2011 09:53:19 AM FILED/CERT

STATE OF ALABAMA

} KNOW ALL MEN BY THESE PRESENTS,

COUNTY OF SHELBY

That in consideration of Ninety Thousand Three Hundred dollars and Zero cents (\$90,300.00) to the undersigned grantor, AAC REOCO 2008-1, LLC a corporation (herein referred to as GRANTOR) in hand paid by the grantee herein, the receipt of which is hereby acknowledged, the said GRANTOR does by these presents, grant, bargain, sell and convey unto Thomas O. Diffee and Leann Diffee (herein referred to as GRANTEE, whether one or more), the following described real estate, situated in Shelby County, Alabama, to-wit:

SEE EXHIBIT A ATTACHED HERETO AND MADE A PART HEREOF.

Subject to taxes for 2011 and subsequent years, easements, restrictions, rights of way, and permits of record.

\$0.00 of the above recited consideration was paid from a mortgage recorded simultaneously herewith.

TO HAVE AND TO HOLD, To the said GRANTEE, his, her or their heirs and assigns forever.

And said GRANTOR does for itself, its successors and assigns, covenant with said GRANTEE, his, her or their heirs and assigns, that it is lawfully seized in fee simple of said premises, that they are free from all encumbrances, that it has a good right to sell and convey the same as aforesaid, and that it will, and its successors and assigns shall, warrant and defend the same to the said GRANTEE, his, her or their heirs, executors and assigns forever, against the lawful claims of all persons.

IN WITNESS WHEREOF, the said GRANTOR by Mindi Hernandez its AUTHORIZED SIGNATORY, who is authorized to execute this conveyance, hereto set its signature and seal, this the.

KCC
KENDRA COOK Asst. Secretary

STATE OF Oklahoma

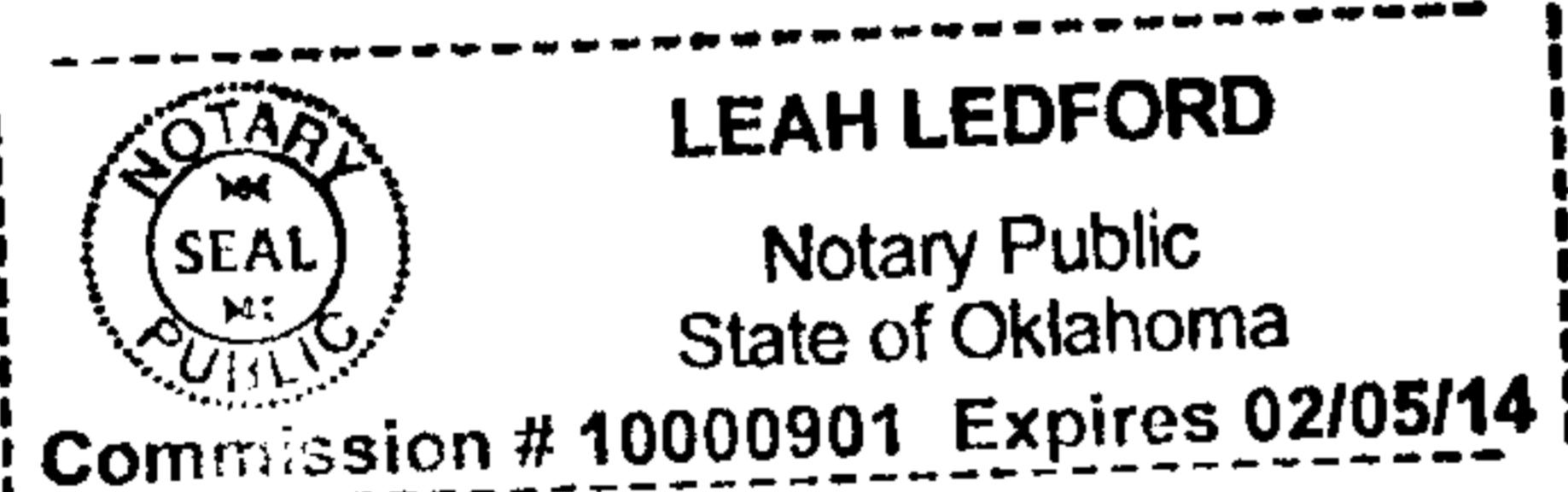
COUNTY OF Oklahoma

I, the undersigned Notary Public in and for the said County, in said State, hereby certify that Mindi Hernandez, whose name as AUTHORIZED SIGNATORY of AAC REOCO 2008-1, LLC, 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, as such officer and with full authority, executed the same voluntarily for and as the act of said corporation.

Given under my hand and official seal, this the 16th day of August, 2011.

My Commission Expires: 02/05/2014

Notary Public



Mindi Hernandez
AAC REOCO 2008-1, LLC
By: Mindi Hernandez
AS: Mindi Hernandez
AUTHORIZED SIGNATORY
By Vencrest Financial Inc., Attorney-in-Fact

Leah Ledford

EXHIBIT A

A parcel of land situated in the SW ¼ of the SE ¼ of Section 22, Township 29 South, Range 1 East, Shelby County, Alabama, being more particularly described as follows:

Commence at the Southeast corner of said section 22; thence North 89 degrees 59 minutes 40 seconds West for 1332.51 feet to a railroad spike found; thence North 00 degrees 16 minutes 13 seconds West for 50.36 feet to a ½" rebar set with ID cap; thence North 89 degrees 57 minutes 09 seconds West for 40.00 feet to a 2" open top pipe found and the point of beginning; thence South 89 degrees 30 minutes 47 seconds West for 185.35 feet to a T-post found; thence North 00 degrees 21 minutes 17 seconds West for 781.24 feet to a ½" rebar found; thence South 89 degrees 59 minutes 10 seconds West for 145.28 feet to a ½" rebar found; thence North 00 degrees 20 minutes 28 seconds West for 499.44 feet to a 1" open top pipe found; thence South 89 degrees 58 minutes 48 seconds East for 332.13 feet to a 2" open top pipe found; thence South 00 degrees 16 minutes 57 seconds East for 1278.95 feet back to the point of beginning.

According to a survey of Patrick H. Haggard, dated July 18, 2011.

Together with easement as described in Deed Book 261, Page 831, in Probate Office of Shelby County, Alabama.



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