

STATE OF ALABAMA  
COUNTY OF ~~MOBILE~~

20111228000392620 1/2 \$195.00  
Shelby Cnty Judge of Probate, AL  
12/28/2011 12:52:01 PM FILED/CERT

Shelby County, AL 12/28/2011  
State of Alabama  
Deed Tax:\$180.00

## **STATUTORY WARRANTY DEED**

**KNOW ALL MEN BY THESE PRESENTS** that **WELLS FARGO BANK, N.A.** as attorney-in-fact for **US BANK NATIONAL ASSOCIATION**, as Trustee, successor in interest to **Wachovia Bank, National Association** as Trustee for **Banc of America Funding 2005-A Trust**, hereinafter called the Grantor, for and in consideration of the sum of **TEN AND NO/100THS (\$10.00) DOLLARS** and other good and valuable consideration, the receipt and sufficiency of which is hereby acknowledged to have been paid to the said Grantor by **HUBERT LEE BENSON, JR.** hereinafter referred to as the Grantee, does hereby **GRANT, BARGAIN, SELL, and CONVEY** unto the said Grantee, his heirs and assigns, all of that certain parcel of real property situated in the State of Alabama, County of Shelby, and more particularly described as follows, viz:

**Lot 633, according to the Survey of Greystone Legacy, 6<sup>th</sup> Sector, as recorded in Map Book 29, Page 21, in the Probate Office of Shelby County, Alabama; being situated in Shelby County, Alabama.**

**SUBJECT TO:**

1. Building setback line(s), easement(s) and other matters as set forth on recorded plat of subdivision.
2. Restrictive covenants contained in instrument(s) recorded in Instrument #1999-590995 and Instrument #20020520000236970.
3. Terms, conditions, obligations and requirements set forth in the Articles of Incorporation of Greystone Legacy Homeowners' Association, Inc. recorded in Instrument #1999-50982 and amended in Instrument #20061113000554900, and all rules and regulations currently existing or which may be imposed from time to time by said Association.
5. All outstanding rights of redemption in favor of all persons or entities entitled to redeem the property from that certain mortgage foreclosure sale evidenced by mortgage foreclosure deed dated the 13<sup>th</sup> day of September, 2011, and recorded in the Probate Office of Shelby County, Alabama in Instrument #20110921000279970, under and in accordance with the laws of the State of Alabama or the United States of America.

**TOGETHER WITH ALL AND SINGULAR** the rights, members, privileges, tenements, hereditaments, and appurtenances thereunto belonging or in anywise appertaining;

**TO HAVE AND TO HOLD** the same unto the said Grantee, his heirs and assigns, in fee simple, forever.

IN WITNESS WHEREOF, the Grantor has hereunto set its hand and seal on this, the 12 day of December, 2011.



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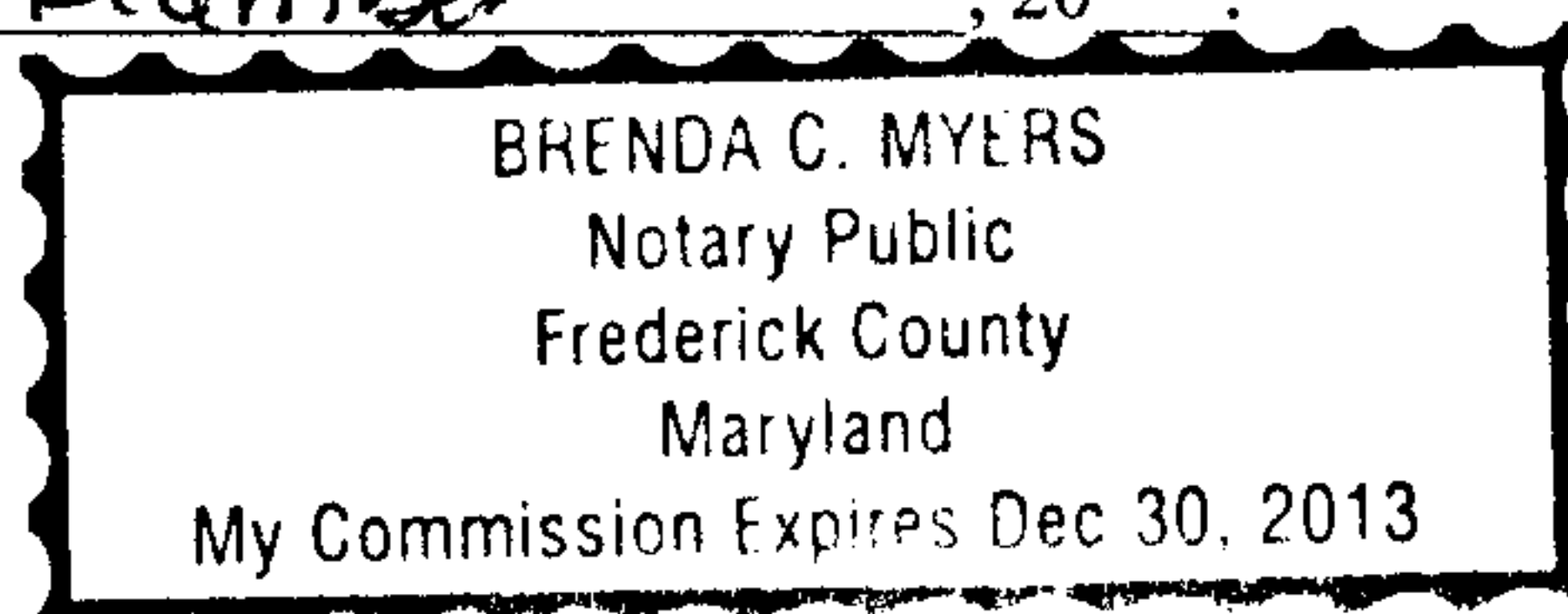
WELLS FARGO BANK, N.A. as  
attorney-in-fact for US BANK  
NATIONAL ASSOCIATION, as Trustee,  
successor in interest to Wachovia Bank,  
National Association as Trustee for Banc  
of America Funding 2005-A Trust

BY: Tammy S. Stine  
As its: Tammy S. Stine  
Vice President Loan Documentation

STATE OF Maryland  
COUNTY OF Frederick

Before me, the undersigned, a Notary Public in and for said State and County, personally  
appeared Tammy S. Stine as VP Loan Documentation of  
WELLS FARGO BANK, N.A. as attorney-in-fact for US BANK NATIONAL  
ASSOCIATION, as Trustee, successor in interest to Wachovia Bank, National Association  
as Trustee for Banc of America Funding 2005-A Trust, acting by and through its' duly  
authorized officer whose names as Grantor is signed to the foregoing conveyance, and who is  
known to me, who after by me being first duly sworn on oath did depose and say that being  
informed of the contents of said conveyance, (s)he executed the same voluntarily and with full  
power and authority to act on behalf of said corporation, on the day the same bears date.

Given under my hand and notarial seal on this, the 12 day of  
December, 2011.



[Signature]  
NOTARY PUBLIC  
My Commission Expires: \_\_\_\_\_

THIS INSTRUMENT WAS PREPARED BY:

GARY P. ALIDOR, Attorney at Law  
4357 Midmost Drive  
Post Office Box 16564  
Mobile, AL 36616-0564  
(251) 633-2000

Grantee's address:

909 Trinity Court  
Birmingham AL 35242