



20120130000034110 1/3 \$393.00  
Shelby Cnty Judge of Probate, AL  
01/30/2012 12:41:35 PM FILED/CERT

Shelby County, AL 01/30/2012  
State of Alabama  
Deed Tax: \$375.00

This Instrument Prepared By:  
Paul Kemp  
Morris|Hardwick|Schneider, LLC  
2718 20th Street South, Suite 210  
Birmingham, AL 35209  
BRM-111100261S

Send Property Tax Notice to:

~~975 Garland Cove~~  
~~Birmingham AL 35242~~  
PO Box 381131  
Birmingham AL 35238

### Special Warranty Deed

State of California  
County of Ventura

KNOW ALL MEN BY THESE PRESENTS, that for and in consideration of the sum of Seven Hundred Seventy Five Thousand and 00/100 Dollars (\$775,000.00) cash in hand paid to

**LaSalle Bank National Association, as Trustee for Thornburg Mortgage Securities Trust 2006-1**

(hereinafter called "Grantor"), receipt whereof is acknowledged, the said Grantor does hereby grant, bargain, sell and convey unto said

**Issac David**

(hereinafter called "Grantee"), all right, title, interest and claim in or to the following described real estate lying in Shelby County, Alabama, to-wit:

**All that certain parcel of land situated in the County of Shelby, State of Alabama, described as follows:**

**Lot 1-A according to the Resurvey of Greystone 9th Sector Phase II and acreage, as recorded in Map Book 32, Page 9, in the Probate Office of Shelby County, Alabama**

**Being the same property as conveyed from HPH Properties, LLC to Chuck Frusterio and Melanie Frusterio, as described in Instrument No. 20031002000662800, dated 9/25/2003, recorded 10/2/2003 in Shelby County Records.**

**Property Address: 975 Garland Cove, Birmingham, AL 35242**  
**Parcel ID Number: 03-8-28-0-001-006.122**

Source of Title: Doc No., 20110221000058510

The subject property is or ☒ is not the homestead of the grantor(s).

TO HAVE AND TO HOLD unto the said Grantee, its successor and assigns forever.

This instrument is executed without warranty or representation of any kind on the part of the undersigned, express or implied, except that there are no liens or encumbrances outstanding against the premises conveyed which were created or suffered by the undersigned and not specifically excepted herein.

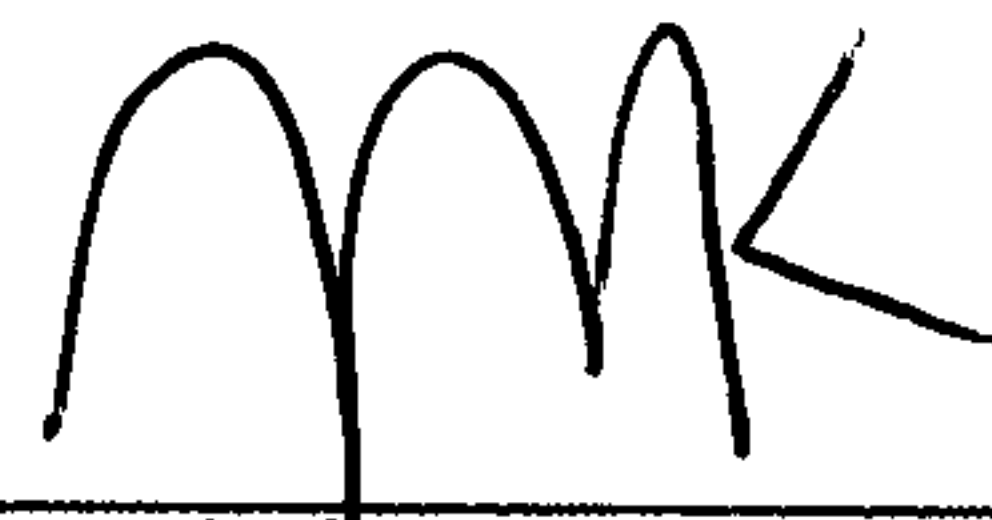
**This conveyance is made subject to any right of redemption arising by virtue of the foreclosure of a mortgage as evidenced by a Foreclosure Deed recorded in Doc No., 20110221000058510.**

400,000.00 of the consideration was paid from the proceeds of a first mortgage and  
for a second mortgage filed simultaneously herewith.

20120130000034110 2/3 \$393.00  
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IN WITNESS WHEREOF, LaSalle Bank National Association, as Trustee for Thornburg Mortgage Securities Trust 2006-1, has caused these present to be executed in its name and on its behalf as aforesaid, on this 11 day of JANUARY, 2012.

**Bank of America, National Association,  
as successor by merger to Lasalle Bank  
National Association, as trustee for Thornburg  
Mortgage Securities Trust 2006-1**

By:  (Name)  
Tina Newkirk  
Its: Assistant Vice President (Title)

State of \_\_\_\_\_  
County of \_\_\_\_\_

See attached Notary Acknowledgment

I, \_\_\_\_\_, the undersigned authority, a Notary Public, in and for said County in said State, hereby certify that \_\_\_\_\_ of \_\_\_\_\_, whose name as Attorney-in-Fact for LaSalle Bank National Association, as Trustee for Thornburg Mortgage Securities Trust 2006-1, is signed to the foregoing conveyance, and who is known to me or provided adequate proof of identification, acknowledged before me on this day that, being informed of the contents of the conveyance he/she, in his/her capacity as such Attorney-in-Fact, and with full authority, executed the same voluntarily for and as the act of said corporation.

Given under my hand and official seal this \_\_\_\_\_ day of \_\_\_\_\_.

\_\_\_\_\_  
Notary Public  
My Commission Expires: \_\_\_\_\_  
[Seal]

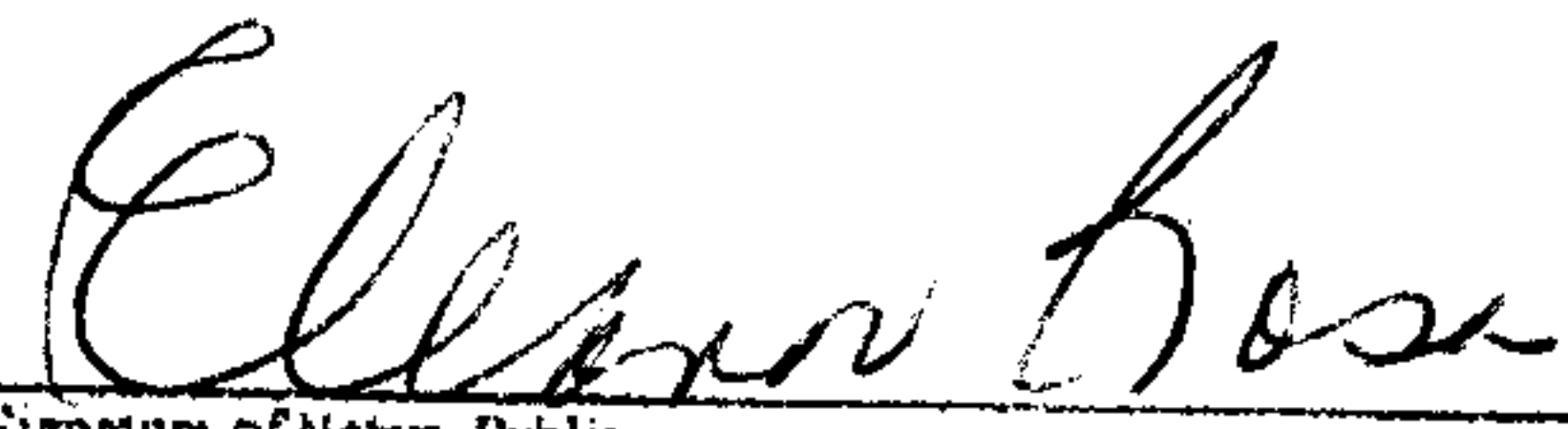
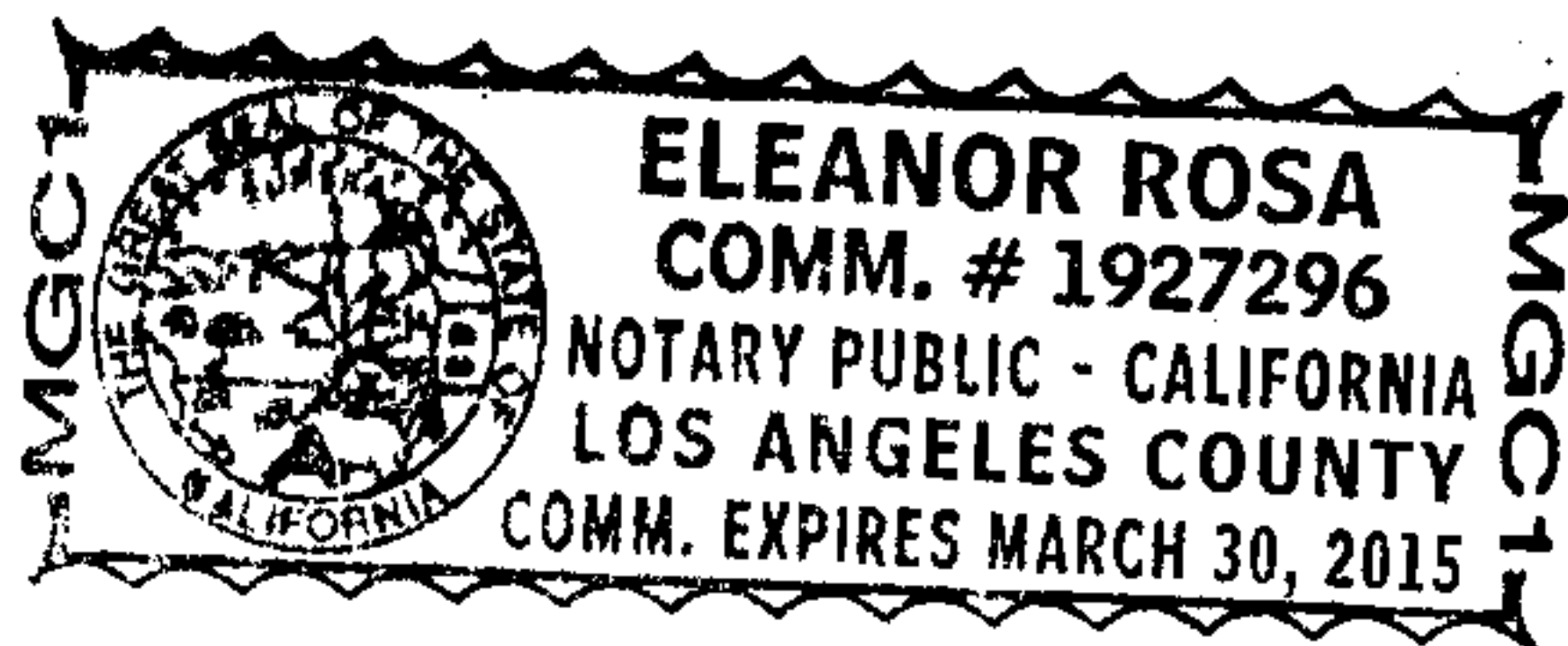
Reference:  
975 Garland Cove  
Birmingham, AL, 35242  
Servicer Loan #:





20120130000034110 3/3 \$393.00  
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California All-Purpose Acknowledgment

State of California	)
County of Ventura	) ss.
On <u>1/11/12</u> , 20 <u>11</u> , before me, <u>ELEANOR ROSA</u>	
Notary Public, personally appeared <u>TINA NEWKIRK</u>	
who proved to me on the basis of satisfactory evidence to be person(s) whose name(s) is/are subscribed to the within instrument and acknowledged to me that he/she/they executed the same in his/her/their authorized capacity(ies), and that by his/her/their signature(s) on the instrument the person(s), or the entity upon behalf of which the person(s) acted, executed the instrument.	
I certify under PENALTY OF PERJURY under the laws of the State of California that the foregoing paragraph is true and correct.	
WITNESS my hand and official seal.	
 Signature of Notary Public	
OPTIONAL	
<small>Though the information below is not required by law, it may prove valuable to persons relying on the document and could prevent fraudulent removal and reattachment of this form to another document.</small>	
Description of Attached Document	
Title or Type of Documents: _____	
Document Dated: _____	Number of Pages: _____
Signer(s) Other Than Named Above: _____	
Capacity(ies) Claimed by Signer	
Signer's Name: _____	
<input type="checkbox"/>	Individual
<input type="checkbox"/>	Corporate Officer - Title(s): _____
<input type="checkbox"/>	Partner - <input type="checkbox"/> Limited <input type="checkbox"/> General
<input type="checkbox"/>	Attorney-in-Fact
<input type="checkbox"/>	Trustee
<input type="checkbox"/>	Guardian or Conservator
<input type="checkbox"/>	Other: _____
Signer is Representing: _____	