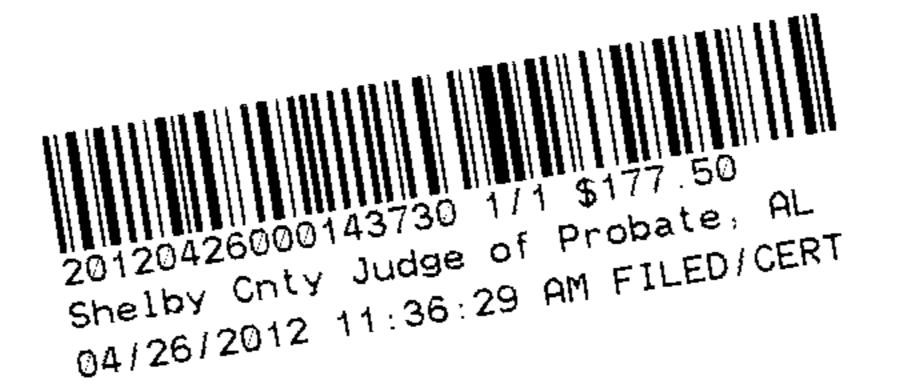
This instrument prepared by: Jeff G. Underwood, Attorney Sirote & Permutt P.C. 2311 Highland Avenue South Birmingham, Alabama 35205



QUITCLAIM DEED

Shelby County, AL 04/26/2012 State of Alabama

Deed Tax: \$165.50

STATE OF ALABAMA

SHELBY COUNTY

KNOW ALL MEN BY THESE PRESENTS, that for and in consideration of the sum of One Hundred Sixty-Five Thousand Three Hundred and 00/100 Dollars (\$165,300.00) and other good and valuable considerations in hand paid to the undersigned, the receipt whereof is hereby acknowledged, the undersigned Branch Banking and Trust Company, (hereinafter called AGrantor(s)@, hereby remise, release, quit claim, grant, sell and convey to Residential Funding Company, LLC fka Residential Funding Corporation, (hereinafter called "Grantee(s)", all right, title, interest and claim in or to the following described real estate situated in Shelby County, Alabama, to-wit:

Lot 14, according to the survey of Ivy Brook, Phase One, as recorded in Map Book 18, Page 21, in the Probate Office of Shelby County, Alabama.

TO HAVE AND TO HOLD Unto the said Grantee(s) forever. Given under my hand(s) and seal(s) this 17^{+6} of $Aprile{}$. 2012. Branch Banking and Trust Company South Carolina STATE OF Greenville COUNTY OF the undersigned, a Notary Public in and for said County, in said State, hereby certify that RICK MILLER, whose name as AVP of Branch Banking and Trust Company, 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, as such officer and with full authority, executed the same

Given under my hand(s) and seal(s) this

voluntarily for and as the act of said persons.

OTARY PUBLIC My Commission expires:

ÁFFIX SEAL

2011-004798