

Commitment Number: 2830897

Seller's Loan Number: 915095

This instrument prepared by:

Jay A. Rosenberg, Esq., Rosenberg LPA, Attorneys At Law, 7367A E. Kemper Road, Cincinnati, Ohio 45249 (513) 247-9605 Fax: (866) 611-0170 and Thomas Granville McCroskey, Esq., Member of the Alabama Bar and licensed to practice law in Alabama.

After Recording Return To:

ServiceLink Hopewell Campus

4000 Industrial Boulevard

Aliquippa PA 15001

(800) 439-5451

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PROPERTY APPRAISAL (TAX/APN) PARCEL IDENTIFICATION NUMBER
13-1-12-2-005-009.000

SPECIAL/LIMITED WARRANTY DEED

Federal Home Loan Mortgage Corporation, whose mailing address is **5000 Plano Parkway, Carrollton, Texas 75010**, hereinafter grantor, for \$72,000.00 (Seventy-Two Thousand Dollars and no Cents) in consideration paid, grants with covenants of limited warranty to **MORTAZA HAJJ** and **DEBRA HAJJ**, hereinafter grantees, whose tax mailing address is **567 CAHABA MANOR DR PELHAM AL 35124**, the following real property:

**Married*

All that certain parcel of land situate in the County of Shelby, State of Alabama, being known and designated as follows: Lot 9, according to the Survey of Crosscreek Townhomes as recorded in Map Book 33, Page 13 in the Probate Office of Shelby County, Alabama. Being the same property as conveyed from Vivian M. Rogers, a single individual to Vivian M. Rogers, an unmarried woman and Wendy Roberts, an unmarried woman, as described in Doc No. 20061205000588270, Dated 10/25/2006, Recorded 12/05/2006 in SHELBY County Records.

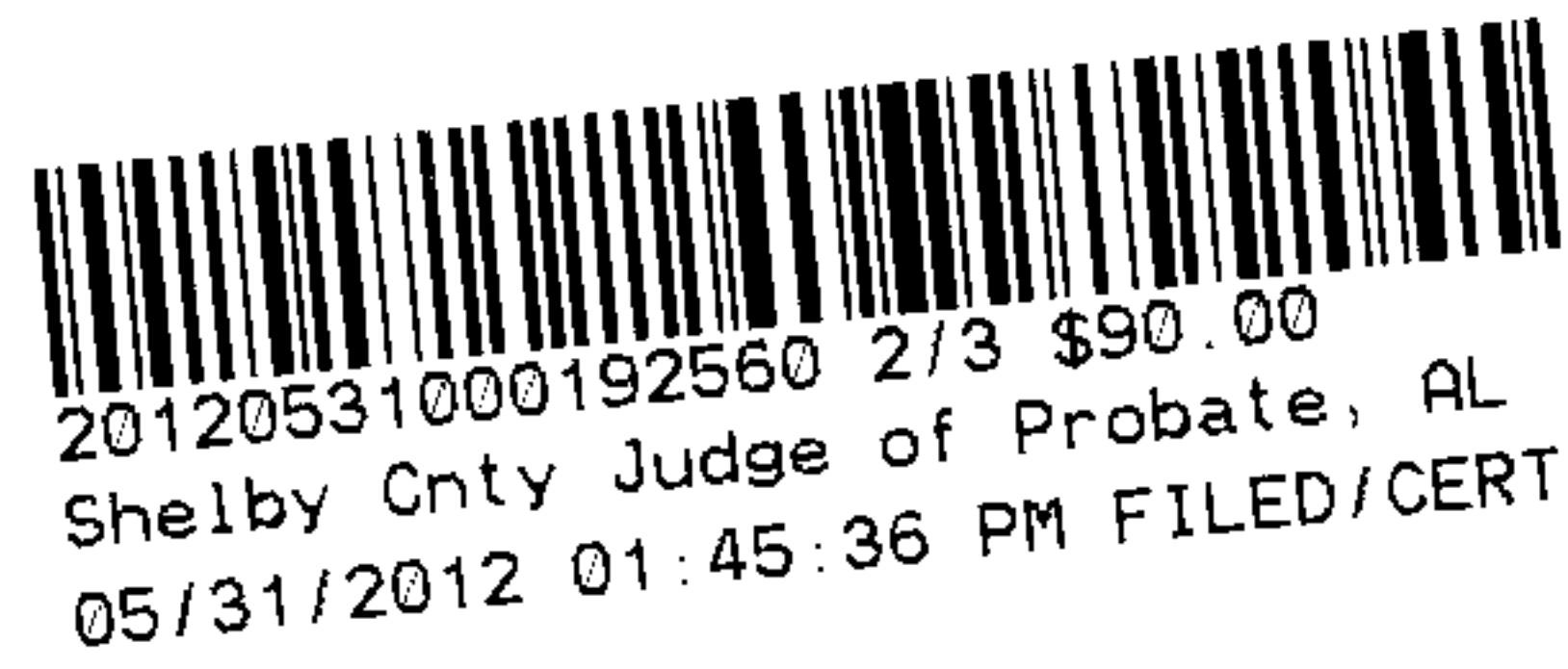
Property Address is: 567 CAHABA MANOR DR PELHAM AL 35124

Seller makes no representations or warranties, of any kind or nature whatsoever, other than those set out above, whether expressed, implied, implied by law, or otherwise, concerning the condition of the title of the property prior to the date the seller acquired title.

The real property described above is conveyed subject to the following: All easements, covenants, conditions and restrictions of record; All legal highways; Zoning, building and other laws, ordinances and regulations; Real estate taxes and assessments not yet due and payable; Rights of tenants in possession.

TO HAVE AND TO HOLD the same together with all and singular the appurtenances thereunto belonging or in anywise appertaining, and all the estate, right, title interest, lien equity and claim whatsoever of the said grantor, either in law or equity, to the only proper use, benefit and behalf of the grantees forever.

Prior instrument reference: **20110916000274530**



Executed by the undersigned on 4/23, 2012:

Federal Home Loan Mortgage Corporation

By: Chicago Title Insurance Company, its Attorney In Fact

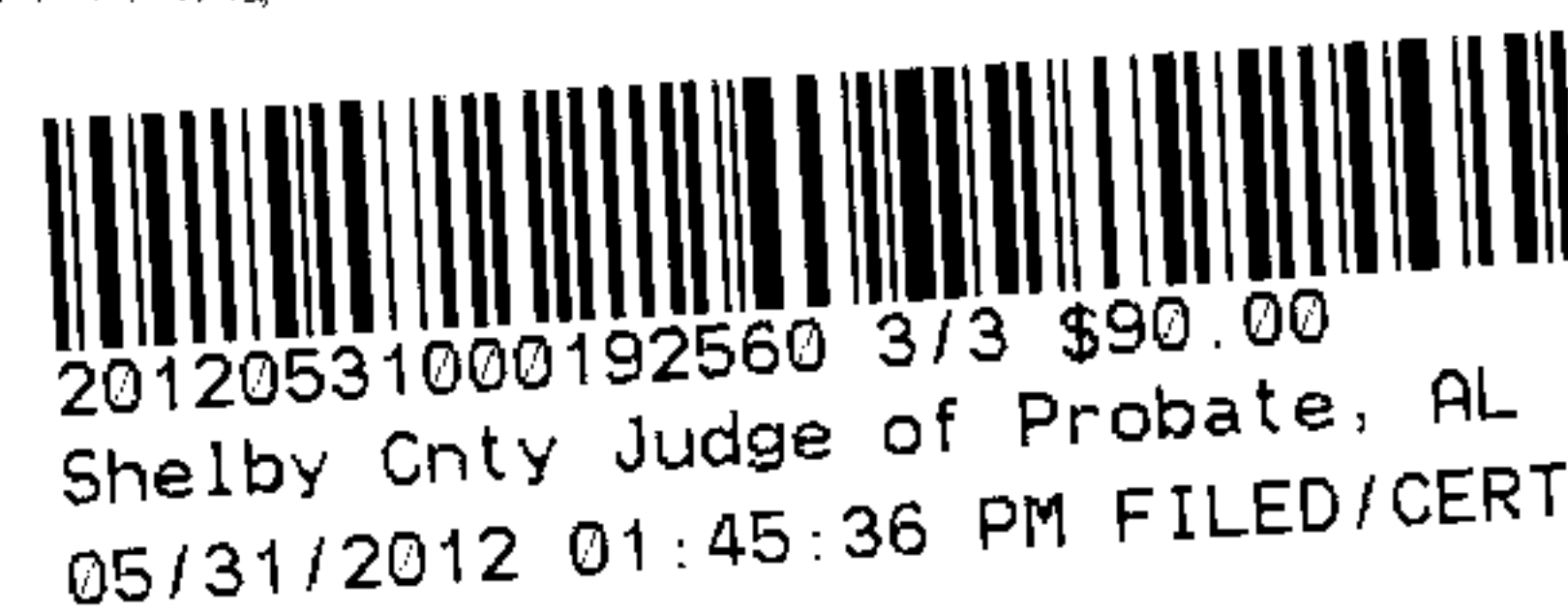
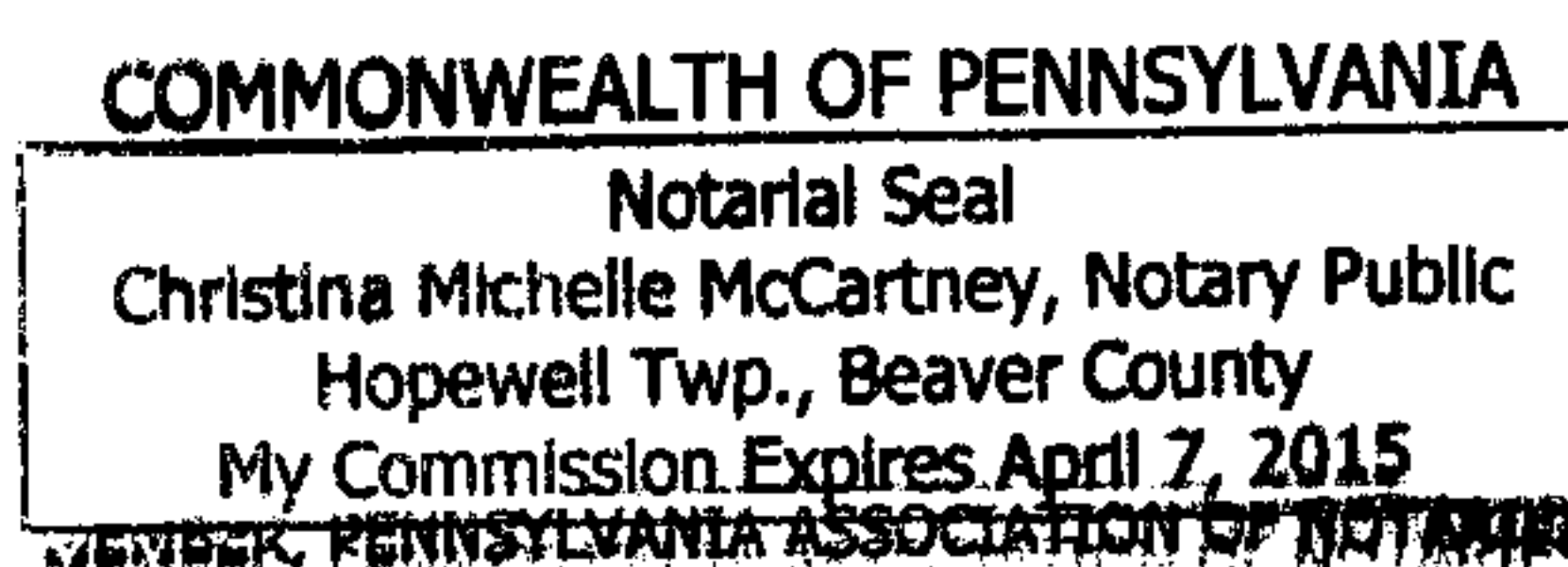
By: Melissa Harvey
Name: **Melissa Harvey**
Title: **Assistant Vice President**

A Power of Attorney relating to the above described property was recorded on 02/26/2008 at Document Number: Inst# 20080226000076640.

STATE OF PA
COUNTY OF Beaver

ACKNOWLEDGED AND EXECUTED BEFORE ME, on this 23 day of April, 2012, the undersigned authority, personally appeared **Melissa Harvey, Assistant Vice President of Chicago Title Insurance Company as the Attorney in Fact for Federal Home Loan Mortgage Corporation**, and is appearing on behalf of said corporation, with full authority to act for said corporation in this transaction, who is known to me or has shown _____ as identification, who after being by me first duly sworn, deposes and says that he/she has the full binding legal authority to sign this deed on behalf of the aforementioned corporation and acknowledge said authority and that this instrument was voluntarily executed under and by virtue of the said authority.

Christina Michelle McCartney
NOTARY PUBLIC
My Commission Expires
4/7/2015



Shelby County, AL 05/31/2012
State of Alabama
Deed Tax: \$72.00