

STATE OF ALABAMA)
COUNTY OF SHELBY)

SPECIAL WARRANTY DEED

20120605000196290 1/1 \$77.00
Shelby Cnty Judge of Probate, AL
06/05/2012 08:56:34 AM FILED/CERT

KNOW ALL MEN BY THESE PRESENT: That the undersigned, LNV CORPORATION, for and in consideration of the sum of TEN (\$10.00) DOLLARS, and other good and valuable consideration, this day in hand paid to it by JOSEPH R. MCCULLOUGH AND DEBORAH F. MCCULLOUGH the receipt of which is hereby acknowledged, does hereby give, grant, bargain, sell and convey unto the said JOSEPH R. MCCULLOUGH AND DEBORAH F. MCCULLOUGH FOR AND DURING THEIR JOINT LIVES AND UPON THE DEATH OF EITHER TO SURVIVOR OF THEM IN FEE SIMPLE, TOGETHER WITH EVERY CONTINGENT REMAINDER AND RIGHT OF REVERSION the following described real estate, lying and being in the County of SHELBY, State of Alabama, to-wit:

Lot 22, according to the Survey of Scottsdale First Addition, as recorded in Map Book 7, Page 14, in the Probate Office of Shelby County, Alabama.

SUBJECT TO STATUTORY RIGHTS OF REDEMPTION EXISTING BY VIRTUE OF THAT CERTAIN FORECLOSURE DEED RECORDED IN INSTRUMENT # 20120103000003260 IN THE OFFICE OF THE JUDGE OF PROBATE OF SHELBY COUNTY, ALABAMA.

TO HAVE AND TO HOLD THE above described real estate, together with all and singular the rights, tenements, hereditaments, appurtenances and improvements thereunto belonging, or in anywise appertaining, unto the said JOSEPH R. MCCULLOUGH AND DEBORAH F. MCCULLOUGH FOR AND DURING THEIR JOINT LIVES AND UPON THE DEATH OF EITHER TO SURVIVOR OF THEM IN FEE SIMPLE, TOGETHER WITH EVERY CONTINGENT REMAINDER AND RIGHT OF REVERSION. Said property being subject, however to ad valorem taxes due October 1, 2012; and further excepting any restrictions and easements pertaining to the above described property of record in the Probate Office of SHELBY County, Alabama.

This deed is executed without warranty or representation of any kind, express or implied, except that there are no liens or encumbrances outstanding against the property hereby conveyed which were created or suffered by the undersigned Grantor.

IN WITNESS WHEREOF, LNV CORPORATION, has caused this instrument to be executed by its undersigned officer/authorized individual on this the 2nd day of May, 2012.

LNv CORPORATION

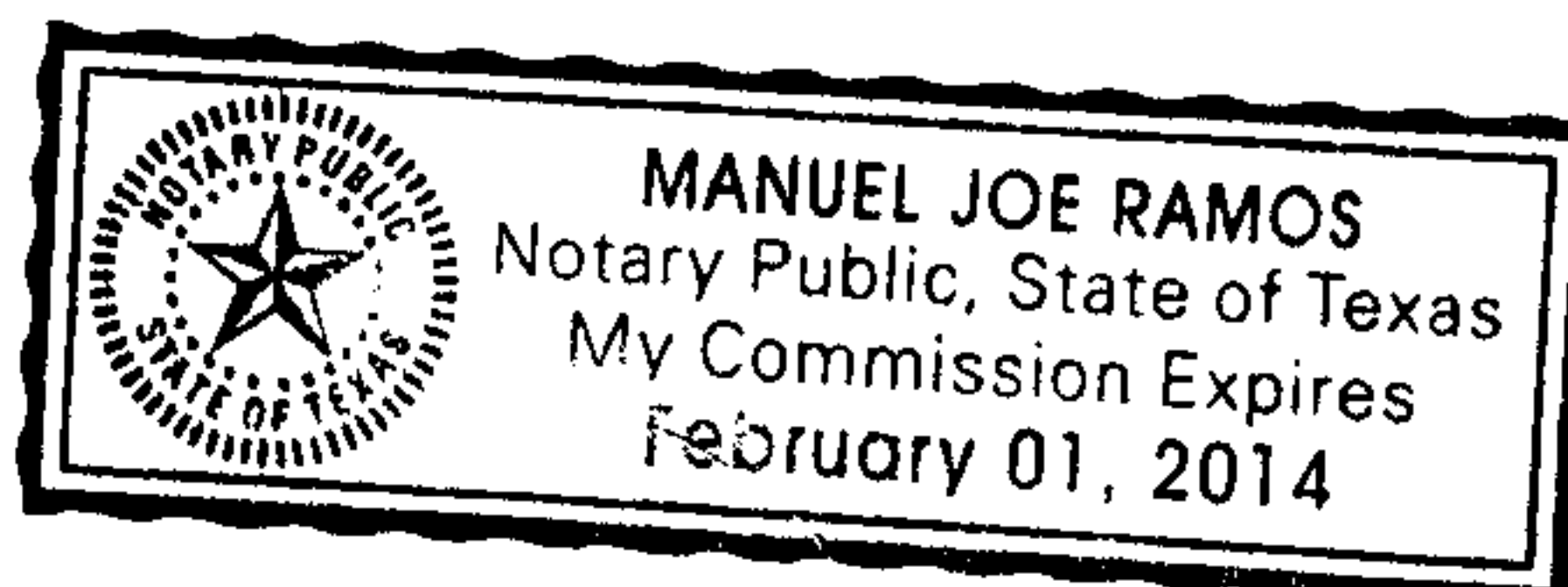
BY: (SEAL)
Kent Twitchell, Attorney In Fact

STATE OF Texas)
COUNTY OF Collin)

I, the undersigned, a Notary Public in and for said county and in said state, hereby certify that, LNV CORPORATION by Kent Twitchell, is signed to the foregoing conveyance as Attorney-in-Fact and who is known to me, acknowledged before me on this day that being informed of the contents of the conveyance, he as such authorized individual and with full authority, executed the same voluntarily for and as the act of said limited partnership.

Given under my hand and seal this the 2nd day of May, 2012.

(SEAL)
Notary Public:
My Commission Expires: 2-1-14



This instrument was prepared by:
JAMES G. HARRISON
Harrison, Gammons & Rawlinson PC
2430 L&N Drive, Huntsville, AL 35801
RE: 1022 Henry Dr, Alabaster, AL 35007