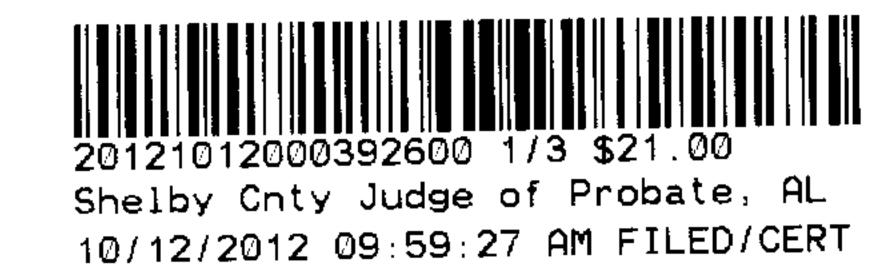
STATE OF ALABAMA

FORECLOSURE DEED



COUNTY OF Shelby

KNOW ALL PERSONS BY THESE PRESENTS: That Rhoda M. and Alfred Peter Montgomery, a married woman and her spouse, did, on to-wit, October 26th, 2006, execute a mortgage to Mortgage Electronic Registration Systems, Inc., acting solely as nominee for Nationpoint, A Division of National City Bank, which mortgage is recorded in Book Instrument # 20061102000540890, et seq., in the Office of the Judge of Probate of Shelby County, Alabama; said mortgage being lastly assigned to U.S. BANK NATIONAL ASSOCIATION, SUCCESSOR TRUSTEE TO BANK OF AMERICA, N.A., SUCCESSOR TRUSTEE TO LASALLE BANK, N.A. TRUSTEE FOR THE HOLDERS OF THE MERRILL LYNCH FIRST FRANKLIN MORTGAGE LOAN TRUST, MORTGAGE LOAN ASSET-BACKED CERTIFICATES, SERIES 2006-FF18 by instrument recorded in Instrument # 2011111000039330 in said Probate Court records; and

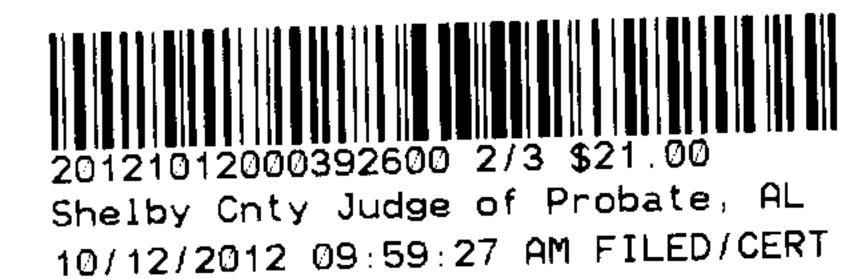
WHEREAS, default was made in the payment of the indebtedness secured by said mortgage and the said U.S. BANK NATIONAL ASSOCIATION, SUCCESSOR TRUSTEE TO BANK OF AMERICA, N.A., SUCCESSOR TRUSTEE TO LASALLE BANK, N.A. TRUSTEE FOR THE HOLDERS OF THE MERRILL LYNCH FIRST FRANKLIN MORTGAGE LOAN TRUST, MORTGAGE LOAN ASSET-BACKED CERTIFICATES, SERIES 2006-FF18 did declare all of the indebtedness secured by said mortgage due and payable and did give due and proper notice of the foreclosure of said mortgage, in accordance with the terms thereof, by publication in The Shelby County Reporter, in its issues of August 15, 22, and 29, 2012; and

WHEREAS, on September 13th, 2012, the day on which the foreclosure sale was due to be held under the terms of said notice, between the legal hours of sale, said foreclosure sale was duly and properly conducted, and U.S. BANK NATIONAL ASSOCIATION, SUCCESSOR TRUSTEE TO BANK OF AMERICA, N.A., SUCCESSOR TRUSTEE TO LASALLE BANK, N.A. TRUSTEE FOR THE HOLDERS OF THE MERRILL LYNCH FIRST FRANKLIN MORTGAGE LOAN TRUST, MORTGAGE LOAN ASSET-BACKED CERTIFICATES, SERIES 2006-FF18 did offer for sale and did sell at public outcry, in front of the courthouse door of Shelby County, Alabama, in the city of Columbiana, Alabama, the property hereinafter described; and

WHEREAS, the highest and best bid for cash obtained for the property described in the aforementioned mortgage was the bid of the said U.S. BANK NATIONAL ASSOCIATION, SUCCESSOR TRUSTEE TO BANK OF AMERICA, N.A., SUCCESSOR TRUSTEE TO LASALLE BANK, N.A. TRUSTEE FOR THE HOLDERS OF THE MERRILL LYNCH FIRST FRANKLIN MORTGAGE LOAN TRUST, MORTGAGE LOAN ASSET-BACKED CERTIFICATES, SERIES 2006-FF18 in the amount of ONE HUNDRED SEVENTY SEVEN THOUSAND AND THREE HUNDRED AND 00/100ths (\$177,300.00) DOLLARS, which sum the said U.S. BANK NATIONAL ASSOCIATION, SUCCESSOR TRUSTEE TO BANK OF AMERICA, N.A., SUCCESSOR TRUSTEE TO LASALLE BANK, N.A. TRUSTEE FOR THE HOLDERS OF THE MERRILL LYNCH FIRST FRANKLIN MORTGAGE LOAN TRUST, MORTGAGE LOAN ASSET-BACKED CERTIFICATES, SERIES 2006-FF18 offered to credit on the indebtedness secured by said mortgage, and said property was thereupon sold to the said U.S. BANK NATIONAL ASSOCIATION, SUCCESSOR TRUSTEE TO BANK OF AMERICA, N.A., SUCCESSOR TRUSTEE TO LASALLE BANK, N.A. TRUSTEE FOR THE HOLDERS OF THE MERRILL LYNCH FIRST FRANKLIN MORTGAGE LOAN TRUST, MORTGAGE LOAN ASSET-BACKED CERTIFICATES, SERIES 2006-FF18; and

WHEREAS, said mortgage expressly authorized the mortgagee to bid at the said sale and purchase said property, if the highest bidder therefor, and authorized the Mortgagee or Auctioneer or any person conducting said sale for the Mortgagee to execute to the purchaser at the said sale a deed to the property so purchased;

NOW, THEREFORE, in consideration of the premises and of a credit of ONE HUNDRED SEVENTY SEVEN THOUSAND AND THREE HUNDRED AND 00/100ths (\$177,300.00) DOLLARS, on the indebtedness secured by said mortgage, the said Rhoda M. and Alfred Peter Montgomery, acting by and through the said U.S. BANK NATIONAL ASSOCIATION, SUCCESSOR TRUSTEE TO BANK OF AMERICA, N.A., SUCCESSOR TRUSTEE TO LASALLE BANK, N.A. TRUSTEE FOR THE HOLDERS OF THE MERRILL LYNCH FIRST FRANKLIN MORTGAGE LOAN TRUST, MORTGAGE LOAN ASSET-BACKED CERTIFICATES, SERIES 2006-FF18 by Melvin Cowan, as said auctioneer and the person conducting the said sale for the Mortgagee or Transferee of Mortgagee, and the said U.S. BANK NATIONAL ASSOCIATION, SUCCESSOR TRUSTEE TO BANK OF AMERICA, N.A., SUCCESSOR TRUSTEE TO LASALLE BANK, N.A. TRUSTEE FOR THE HOLDERS OF THE MERRILL LYNCH FIRST FRANKLIN MORTGAGE LOAN TRUST, MORTGAGE LOAN ASSET-BACKED CERTIFICATES, SERIES 2006-FF18 by Melvin Cowan as said auctioneer and the person conducting said sale for the Mortgagee or Transferee of Mortgagee, and Melvin Cowan as said auctioneer and the person conducting said sale for the Mortgagee or Transferee of Mortgagee, do hereby grant, bargain, sell and convey unto U.S. BANK NATIONAL ASSOCIATION, SUCCESSOR TRUSTEE TO BANK OF AMERICA, N.A., SUCCESSOR TRUSTEE TO LASALLE BANK, N.A. TRUSTEE FOR THE HOLDERS OF THE MERRILL LYNCH FIRST FRANKLIN MORTGAGE LOAN TRUST, MORTGAGE LOAN ASSET-BACKED CERTIFICATES, SERIES 2006-FF18, the following described real estate situated in Shelby County, Alabama, to-wit:



in the Probate Office of Shelby County, Alabama

TO HAVE AND TO HOLD THE above-described property unto the said U.S. BANK NATIONAL ASSOCIATION, SUCCESSOR TRUSTEE TO BANK OF AMERICA, N.A., SUCCESSOR TRUSTEE TO LASALLE BANK, N.A. TRUSTEE FOR THE HOLDERS OF THE MERRILL LYNCH FIRST FRANKLIN MORTGAGE LOAN TRUST, MORTGAGE LOAN ASSET-BACKED CERTIFICATES, SERIES 2006-FF18 forever; subject, however, to the statutory rights of redemption on the part of those entitled to redeem as provided by the laws of the State of Alabama and subject to any outstanding claims arising out of or relating to non-payment of ad valorem taxes.

IN WITNESS WHEREOF, the said U.S. BANK NATIONAL ASSOCIATION, SUCCESSOR TRUSTEE TO BANK OF AMERICA, N.A., SUCCESSOR TRUSTEE TO LASALLE BANK, N.A. TRUSTEE FOR THE HOLDERS OF THE MERRILL LYNCH FIRST FRANKLIN MORTGAGE LOAN TRUST, MORTGAGE LOAN ASSET-BACKED CERTIFICATES, SERIES 2006-FF18 has caused this instrument to be executed by Melvin Cowan as auctioneer and the person conducting said sale for the Mortgagee or Transferee of Mortgagee, and in witness whereof the said Melvin Cowan has executed this instrument in his/her capacity as such auctioneer on this the 13th day of September, 2012.

Rhoda M. and Alfred Peter Montgomery Mortgagors

By: U.S. BANK NATIONAL ASSOCIATION, SUCCESSOR TRUSTEE TO BANK OF AMERICA, N.A., SUCCESSOR TRUSTEE TO LASALLE BANK, N.A. TRUSTEE FOR THE HOLDERS OF THE MERRILL LYNCH FIRST FRANKLIN MORTGAGE LOAN TRUST, MORTGAGE LOAN ASSET-BACKED

CERTIFICATES, SERIES 2006-FF18
Mortgagee or Transferes of Mortgagee

By: Wilm K. PHAN

As Auctioneer and the person conducting said sale for the Mortgagee or Transferee of Mortgagee

U.S. BANK NATIONAL ASSOCIATION, SUCCESSOR TRUSTEE TO BANK OF AMERICA, N.A., SUCCESSOR TRUSTEE TO LASALLE BANK, N.A. TRUSTEE FOR THE HOLDERS OF THE MERRILL LYNCH FIRST FRANKLIN MORTGAGE LOAN TRUST, MORTGAGE LOAN ASSET-BACKED CERTIFICATES, SERIES 2006-FF18

Mortgagee or Transferee of Mortgagee

As Auctioneer and the person conducting said sale for the

Mortgagee or Transferee of Mortgagee

As Auctioneer and the person conducting said sale for the Mortgagee or Transferee of Mortgagee

STATE OF ALABAMA
COUNTY OF CUITY

By:

I, the undersigned, a Notary Public in and for said State and County, hereby certify that Melvin Cowan, whose name as Auctioneer and the person conducting said sale for the Mortgagee or Transferee of Mortgagee, 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, in his/her capacity as such Auctioneer and the person conducting said sale for the Mortgagee or Transferee of Mortgage, and with full authority executed this instrument voluntarily on the day the same bears date.

Given under my hand and official seal this the 13th day of September, 2012.

MY COMMISSION EXPIRES

NOTARY PUBLIC

Grantee's Address: 7105 Corporate Dr. Plano, TX 75024

LIAMIA

This instrument prepared by: Goodman G. Ledyard PIERCE LEDYARD, P.C. Post Office Box 161389 Mobile, Alabama 36616



20121012000392600 3/3 \$21.00 Shelby Cnty Judge of Probate, AL 10/12/2012 09:59:27 AM FILED/CERT

Form RT-1

Real Estate Sales Validation Form

This Document must be filed in accordance with Code of Alabama 1975, Section 40-22-1

Grantor's Name	Rhoda + Alfred Mongome	Grantee's	Name U.S. Bank National Association
Mailing Address	247 Clairmont Rd.	Mailing Address 7105 Corporate Dr.	
	Stemett, AL 35147		Plano, TX 75024
Property Address	247 Clairmont Rd.	Date o	f Sale 9/13/12
	Sterrett, AL 3,5147		Price \$177,300.00
		or_	
	· · · · · · · · · · · · · · · · · · ·	Actual Value	\$
•		Assessor's Market	Value \$
The purchase price evidence: (check of Bill of Sale Sales Contract Closing Staten	ne) (Recordation of docum	this form can be verified entary evidence is not a Appraisal X Other FCD	· • • • • • • • • • • • • • • • • • • •
If the conveyance of above, the filing of	locument presented for reco this form is not required.	rdation contains all of t	he required information referenced
Grantor's name and the	•	Instructions he name of the person	or persons conveying interest
Grantee's name an to property is being	d mailing address - provide conveyed.	the name of the person	or persons to whom interest
Property address -	the physical address of the	property being conveye	d, if available.
Date of Sale - the d	ate on which interest to the	property was conveyed	
	e - the total amount paid for the instrument offered for re		operty, both real and personal,
conveyed by the ins	property is not being sold, to strument offered for record. or the assessor's current ma	This may be evidenced	perty, both real and personal, being by an appraisal conducted by a
excluding current us responsibility of value	se valuation, of the property	as determined by the lex purposes will be used	estimate of fair market value, ocal official charged with the and the taxpayer will be penalized
accurate. I further u		tements claimed on this	ntained in this document is true and s form may result in the imposition
Date 9/13/12		Print Jordan Do	uglass
Unattested			Gull de la circle one
	(verified by)	(Grantor/C	Frantee/Owner/Agent) circle one