  
20131022000418720 1/2 \$97.50  
Shelby Cnty Judge of Probate, AL  
10/22/2013 02:34:29 PM FILED/CERT

**This Document Prepared By:**  
Ronaldo Reyes, Vice President for  
DEUTSCHE BANK NATIONAL TRUST COMPANY  
1661 Worthington Road, Suite 100,  
West Palm Beach FL 33409  
Phone #: (561) 682-8000

Shelby County, AL 10/22/2013  
State of Alabama  
Deed Tax: \$80.50

**Tax Notice:**  
**Bearden Development and Holdings, LLC**  
**3490 Bearden Lane**  
**Helena, AL 35080**

**Parcel ID: 13-8-27-1-006-024.000**

Submitted by & return to:  
Silk Abstract Company  
1000 Germantown Pike, J-4  
Plymouth Meeting, PA 19462

### **SPECIAL WARRANTY DEED**

7142646376C 7142646376

**STATE OF ALABAMA**

**COUNTY OF Shelby**

**AL-13-68416**

KNOW ALL MEN BY THESE PRESENTS, that in consideration of the sum of Eighty Thousand Three Hundred Ninety-Nine and 00/100 Dollars (\$ 80,399.00) and other good and valuable consideration in hand paid to the undersigned, DEUTSCHE BANK NATIONAL TRUST COMPANY, AS INDENTURE TRUSTEE FOR ARGENT SECURITIES INC., ASSET-BACKED CERTIFICATES, SERIES 2005-W1, by its attorney in fact Homeward Residential, Inc., located at 1661 Worthington Road, Suite 100, West Palm Beach FL 33409 (hereinafter "Grantor"), the receipt of which is acknowledged, the undersigned does hereby grant, bargain, sell and convey unto BEARDEN DEVELOPMENT AND HOLDINGS, LLC (hereinafter "Grantee", whether one or more), whose mailing address is: 3490 BEARDEN LANE , HELENA, AL 35080, the following described real estate situated in Shelby County, State of Alabama, to wit:

**All that certain lot or parcel of land situate in the County of Shelby, State of Alabama, and being more particularly described as follows:**

Lot 24, according to the Resurvey of Village Parrish, a Townhome Community, as recorded in Map Book 24, Page 75 in the Probate Office of Shelby County, Alabama; being situated in Shelby County, Alabama.

**Property Address:** 123 FRANCES LANE, HELENA, AL 35080

AND BEING the same property conveyed to the Grantor herein by virtue of that certain FORECLOSURE Deed dated 8/10/12 and recorded 8/14/12, Instrument Number 20120814000301080, among the aforesaid land records.

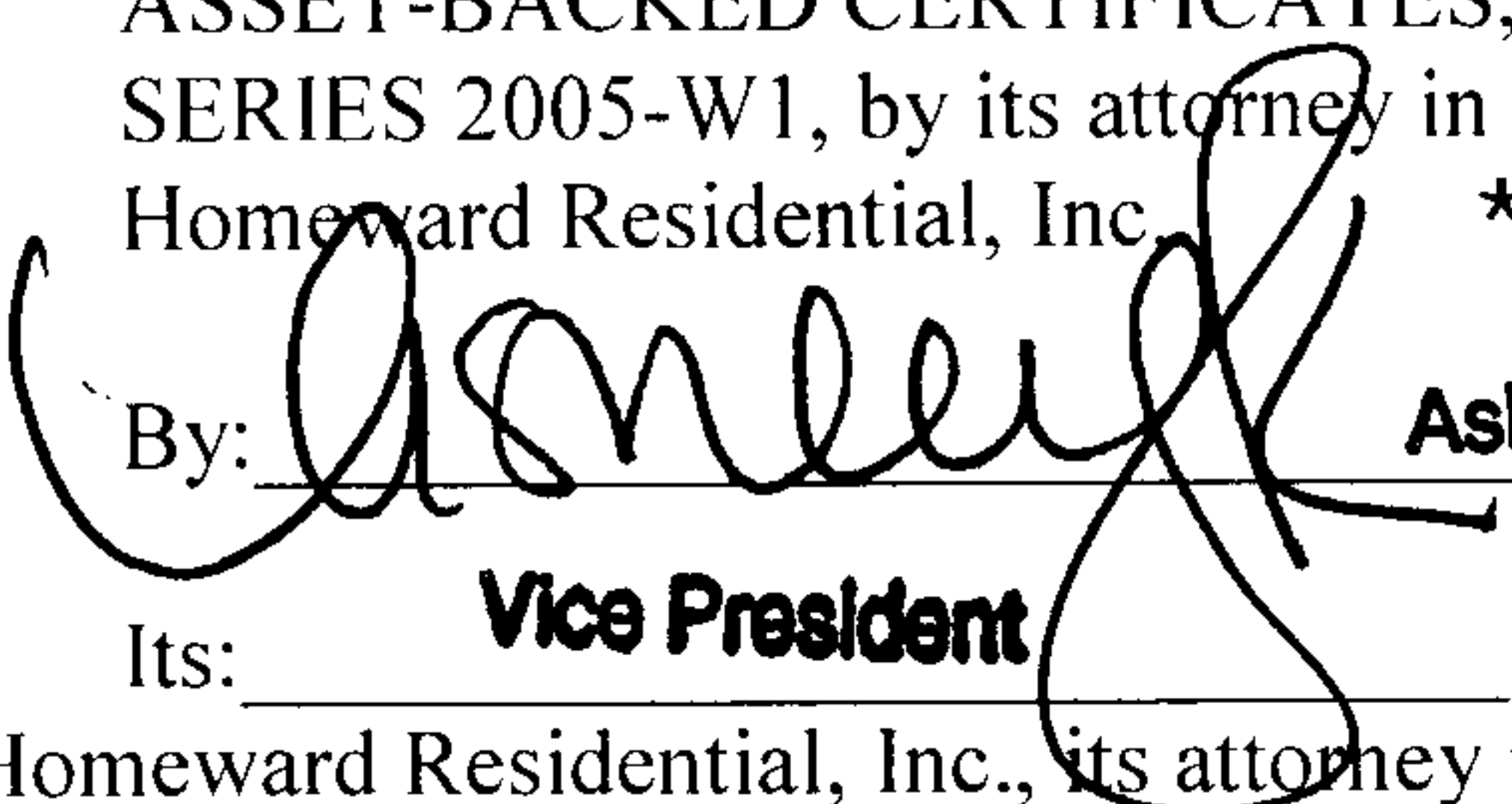
TO HAVE AND TO HOLD unto the Grantee and unto Grantee's heirs and assigns, in fee simple.

Grantor makes no warranty or covenant respecting the nature of the quality of the title to the property hereby conveyed other than that the Grantor has neither permitted or suffered any lien, encumbrance or adverse claim to the property described herein since the date of acquisition thereof by the Grantor.

WITNESS my hand and seal this 21 day of May, 2013.

\*FKA American Home  
Mortgage Servicing, Inc.

DEUTSCHE BANK NATIONAL TRUST  
COMPANY, AS INDENTURE TRUSTEE  
FOR ARGENT SECURITIES INC.,  
ASSET-BACKED CERTIFICATES,  
SERIES 2005-W1, by its attorney in fact  
Homeward Residential, Inc. \*

By:  Ashley Kessler  
Its: Vice President  
Of Homeward Residential, Inc., its attorney in fact

STATE OF FLORIDA

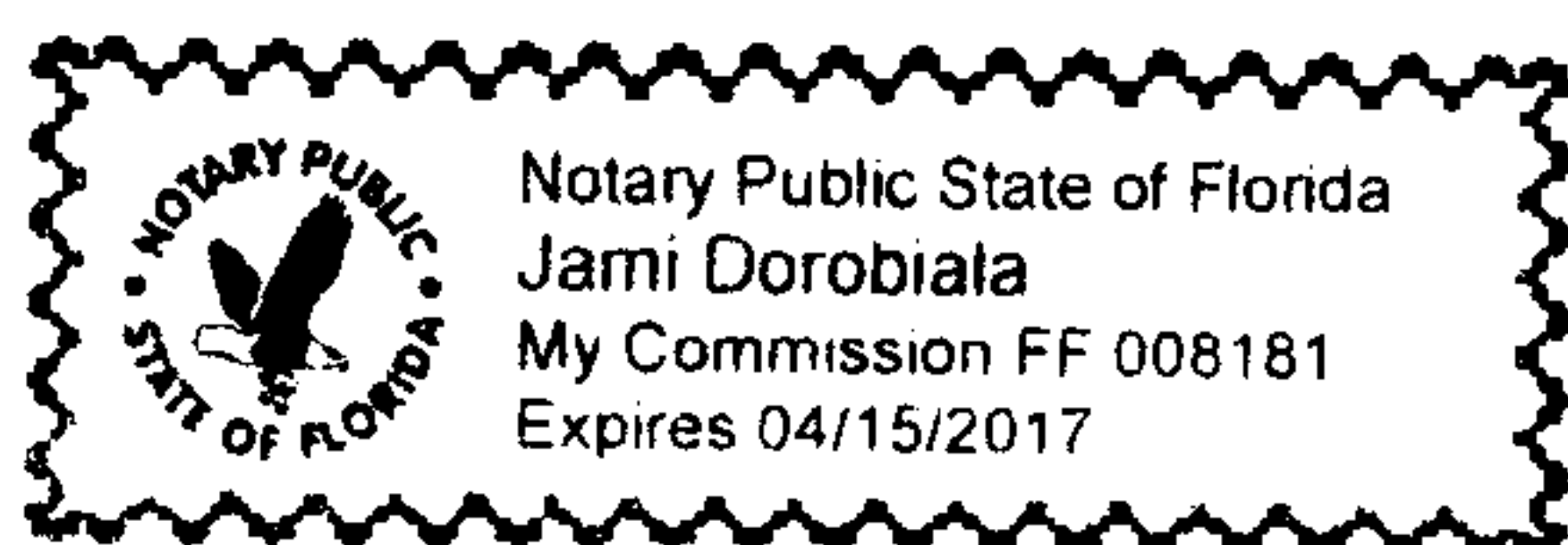
COUNTY OF PALM BEACH

**Limited Liability Company Acknowledgement**


The foregoing instrument was acknowledged and sworn before me this 21 day of May, 2013, by Ashley Kessler as Vice President of Homeward Residential, Inc., attorney in fact for DEUTSCHE BANK NATIONAL TRUST COMPANY, AS INDENTURE TRUSTEE FOR ARGENT SECURITIES INC., ASSET-BACKED CERTIFICATES, SERIES 2005-W1 who is personally known to me or who has produced \_\_\_\_\_ as identification.

\* FKA American Home Mortgage Servicing, Inc.

Given under my hand this 21 day of May, 2013.



  
Notary Public Jami Dorobiala  
My Commission Expires: \_\_\_\_\_

  
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