INVESTOR NUMBER: 011-6677711-703

20140116000014780 1/3 \$21.00 Shelby Cnty Judge of Probate, AL 01/16/2014 09:56:52 AM FILED/CERT

Bank of America CM #: 269133

MORTGAGOR(S): JOHN R. WAREMBURG AND TERRI D. WAREMBURG

Grantee's Address:
Secretary of Housing and Urban Development
c/o Michaelson, Connor & Boul
4400 Will Rogers Parkway
Suite 300
Oklahoma City, OK 73108-183

STATE OF ALABAMA

)
COUNTY OF SHELBY
)

SPECIAL WARRANTY DEED

KNOW ALL MEN BY THESE PRESENTS: That, for and in consideration of One Dollar (\$1.00) and other valuable consideration, the receipt whereof is hereby acknowledged, the undersigned Grantor, Bank of America, N.A., does hereby grant, bargain, sell, and convey unto Grantee, The Secretary of Housing and Urban Development, his Successors and Assigns, the following described real estate situated in the County of Shelby, State of Alabama, to-wit:

Lot 25, according to the survey of the Amended Map of Dogwood Forrest, Third Phase, as recorded in Map Book 18, Page 92 and Page 92A, in the Office of Probate of Shelby County, Alabama

TO HAVE AND TO HOLD, the above-described property together with all and singular the tenements, hereditaments, and appurtenances thereupon belonging or in any wise appertaining unto the said Grantee, its successors and assigns, forever.

IT IS EXPRESSLY UNDERSTOOD AND AGREED by and between the parties hereto that this conveyance is subject to any outstanding rights of redemption from foreclosure sale, and that this deed contains no warranty except against the acts of the said Grantor, and all persons claiming by, through, or under it.

Executed on this 4th day of Decev	<u>nber</u> , 2012.
	BANK OF AMERICA, N.A.
	By: Seth Ann Redling Its: Assistant Vice President (AUP)
STATE OF Pennsylvania)
COUNTY OF Allegheny	
N.A., is signed to the foregoing conveyance on this day that, being informed of	name as Assistant Vice President of Bank of America e, and who is known to me, acknowledged before methe contents of the conveyance, he/she, as such y, executed the same voluntarily for and as the act of
Given under my hand this the day of	December, 2012.
COMMONWEALTH OF PENNSYLVANIA Notarial Seal Lance Jay Harrell, Notary Public City of Pittsburgh, Allegheny County My Commission Expires June 21, 2016 MEMBER, PENNSYLVANIA ASSOCIATION OF NOTARIES	Notary Public My Commission Expires: 4/2//2016
THIS INSTRUMENT PREPARED BY:	
Andy Saag Sirote & Permutt, P.C.	

Andy Saag Sirote & Permutt, P.C. 2311 Highland Avenue South P. O. Box 55727 Birmingham, AL 35255-5727

20140116000014780 2/3 \$21.00 Shelby Cnty Judge of Probate, AL 01/16/2014 09:56:52 AM FILED/CERT

Real Estate Sales Validation Form

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

Grantor's Name	Bank of America, N.A. c/o Bank of America, N.A.	Grantee's Name	Secretary of Housing and Urban Development
Mailing Address	7105 Corporate Drive, Mail Stop PTX-C-35 Plano, TX 75024	Mailing Address	4400 Will Rogers Parkway Suite 300 Oklahoma City, OK 73108-183
Property Address	320 Chestnut Ln Alabaster, AL 35007	Date of Sale	12/04/2012
		Total Purchase Price or Actual Value	\$274,845.04 \$
		or Assessor's Market Value	\$
•	Oth	can be verified in the following do oraisal er Foreclosure Deed	cumentary evidence: (check one)
If the conveyance doo this form is not require	cument presented for recordation co ed.	ntains all of the required informa	tion referenced above, the filing of
	my knowledge and belief that the in alse statements claimed on this form 2-1 (h).		
Date <u>1/14/2014</u>		Print Derick Hunt, title specialis	<u>t</u>
Unattested	/\.\a\si\fi\\	Sign	Name of American States
	(verified by)	(Grantor/Grantee/C	Dwner(Agent) circle one