

Send Tax Notice To: ? / Grantee Address  
Stuart Marc Greenberg  
102 Saint Andrews Drive, Muscle Shoals, AL 35661

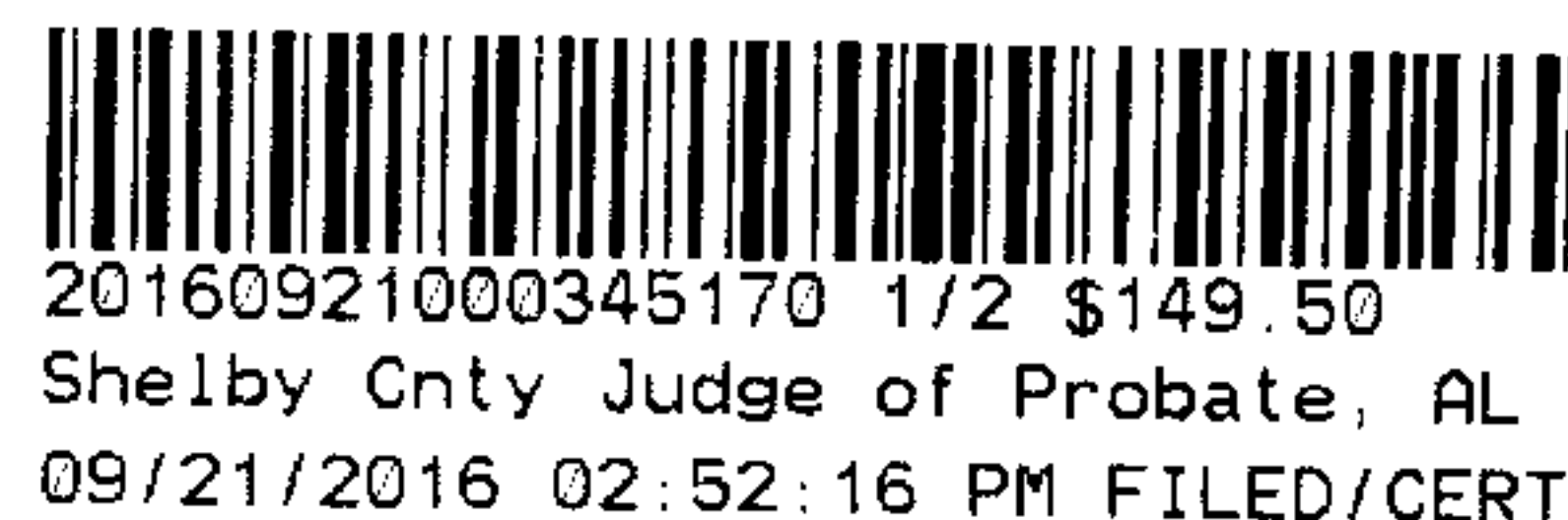
Grantor Address:  
8480 Stagecoach Circle  
Frederick, MD21701

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STATE OF ALABAMA

COUNTY OF **Shelby**



**SPECIAL WARRANTY DEED**

**KNOW ALL MEN BY THESE PRESENTS THAT:**

FOR and in CONSIDERATION OF **\$131,500.00 (One Hundred Thirty One Thousand Five Hundred Dollars and Zero Cents)** and other valuable consideration, the receipt whereof and sufficiency of which is hereby acknowledged, the undersigned **Wells Fargo Bank, N.A.** (hereinafter referred to as the "Grantor") does hereby grant, bargain, sell, and convey unto **Stuart Marc Greenberg** (hereinafter referred to as the "Grantee") the following described real estate situated in the County of **Shelby**, State of Alabama.

**LOT 246, ACCORDING TO THE SURVEY OF FOREST LAKES SUBDIVISION, 3RD SECTOR, 2ND PHASE, AS RECORDED IN MAP BOOK 32, PAGE 26 A& B, IN THE PROBATE OFFICE OF SHELBY COUNTY, ALABAMA.**

Prior instrument reference: **Instrument 20160701000230400** of the Public Records of the **Judge of Probate** of **Shelby** County, State of 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.

01359247439 - 2406 Forest Lakes Lane Sterrett, AL 35147

220-AL-V4

Shelby County, AL 09/21/2016  
State of Alabama  
Deed Tax: \$131.50

