

011-449473  
SPECIAL  
WARRANTY DEED

STATE OF ALABAMA  
COUNTY OF **Shelby**  
GRANTEE'S ADDRESS:  
JANICE L. HALLFORD  
80 Breland St.  
Wilsonville, AL 35186

KNOW ALL MEN BY THESE PRESENTS, that The United States Department of Housing and Urban Development, also known as Secretary of Housing and Urban Development, for and in consideration of FIFTY-EIGHT THOUSAND Dollars and 00/100 (\$58,000.00), the receipt whereof is hereby acknowledged, does grant, bargain, sell and convey unto **JANICE L. HALLFORD**, a married woman, the following described real property situated in the County of **Shelby**, State of Alabama.

*Lot 6, according to the survey of McDow-Walton & Harrison Subdivision, as recorded in Map Book 3, Page 153, in the Probate Office of Shelby County, Alabama.*

THIS DEED IS NOT TO BE IN EFFECT UNTIL: NOV 07 2002

Subject to all those certain statutory rights of redemption existing and outstanding by virtue of that certain foreclosure deed dated 01/08/02 and recorded in Deed Book and Page/Instrument # 2002/5070, Probate Records of the above said county.

Being the same property acquired by the Secretary of Housing and Urban Development pursuant to the provisions of the National Housing Act, as amended (42 USC 1441, et seq.). Deed recorded in Deed Book and Page/Instrument # 20020509, Probate Records of said county.  
219760

TO HAVE AND TO HOLD to the said **JANICE L. HALLFORD**, her heirs and assigns forever.

IN WITNESS WHEREOF, the undersigned, on NOV 07 2002 Yolanda V. Sharpe has set his or her hand as the duly authorized representative of the Secretary of Housing and Urban Development.

MEL MARTINEZ  
SECRETARY OF HOUSING AND URBAN  
DEVELOPMENT

By: Yolanda V. Sharpe  
Best Assets/Citiwest JV Representing  
Single Family Housing Specialist  
Georgia State Office  
Housing and Urban Development  
Pursuant to Power-of-Attorney Previously Recorded

STATE OF GEORGIA  
COUNTY OF FULTON

I, the undersigned, a Notary Public in and for said County in said State, do hereby certify that Yolanda V. Sharpe who is personally well known to me to be the duly authorized representative of the Secretary of Housing and Urban Development, and the person who executed the foregoing instrument bearing date NOV 07 2002, by virtue of the authority vested in him by the Code of Federal Regulations, Title 24, Chapter II, and acknowledged before me on this day that, being informed of the contents of this conveyance, she executed the same voluntarily for and on behalf of Mel Martinez, Secretary of Housing and Urban Development, on the day and year above stated.

NOV 07 2002  
Given under my hand on \_\_\_\_\_

Notary Public

My commission expires \_\_\_\_\_

THIS INSTRUMENT PREPARED BY: Ray Uhrig, Alabama Property Closers, LLC, 261 \_\_\_\_\_ Street, Suite 1, Huntsville, Alabama 35805

