

This instrument prepared by:
Jeff G. Underwood, Attorney
Sirote & Permutt P.C.
2311 Highland Avenue South
Birmingham, Alabama 35205
Lnd# 0042153791

Send Tax Notice to:
Steven T. Tucker

SPECIAL WARRANTY DEED

STATE OF ALABAMA

KNOW ALL MEN BY THESE PRESENTS,

SHELBY COUNTY

That in consideration of One hundred fifty-three thousand and 00/100 Dollars (\$153,000.00) to the undersigned Grantor, First Union National Bank, the national banking association as Trustee, for the Long Beach Mortgage Loan Trust 2000-1, a corporation, by Washington Mutual Bank, as Attorney in Fact, (herein referred to as Grantor) in hand paid by the Grantee herein, the receipt whereof is acknowledged, the said Grantor does by these presents, grant, bargain, sell and convey unto Steven T. Tucker, (herein referred to as Grantee), the following described real estate situated in Shelby County, Alabama, to-wit:

Lot 18, in Shelby Shores, map of which is recorded in the Probate Office of Shelby County, Alabama, in Map Book 4, Page 75.

Subject to:

- 1) Any item disclosed on that certain policy of title insurance obtained in connection with this transaction.
- 2) Ad valorem Taxes for the current tax year, which Grantee herein assume and agree to pay.
- 3) Easement/right-of-way to ***Transmission Line Permit*** Alabama Power Company as recorded in Book 253 Page 116 and Book 225, Page 453.
- 3) Rights, if any, acquired by Alabama Power Company by deed dated September 29, 1965 and recorded in Deed Book 238, Page 478.

Restrictive covenants and conditions for Shelby Shores, recorded in Deed Book 223, Page 9.

- 3) All outstanding rights of redemption in favor of all persons entitled to redeem the property from that certain mortgage foreclosure sale evidenced by mortgage foreclosure deed recorded in Instrument No. , in the Probate Office of Shelby County, Alabama.

\$ 145,350⁰⁰ of the above consideration was paid from the proceeds of a mortgage loan closed simultaneously herewith.

This property is sold as is and grantor only warrants title from the time grantor obtained title until the date grantor conveys its interest in the aforesaid property to the grantee.

TO HAVE AND TO HOLD Unto the said Grantee, his/her heirs and assigns, forever.

Special Warranty Deed
May 2, 2003

IN WITNESS WHEREOF, the said Grantor, has hereto set its signature and seal, this the 2nd day of May, 2003.

First Union National Bank, the national banking association
as Trustee, for the Long Beach Mortgage Loan Trust 2000-
1

By, Washington Mutual Bank

by, Warren Green

Warren Green

Its Assistant Vice-President

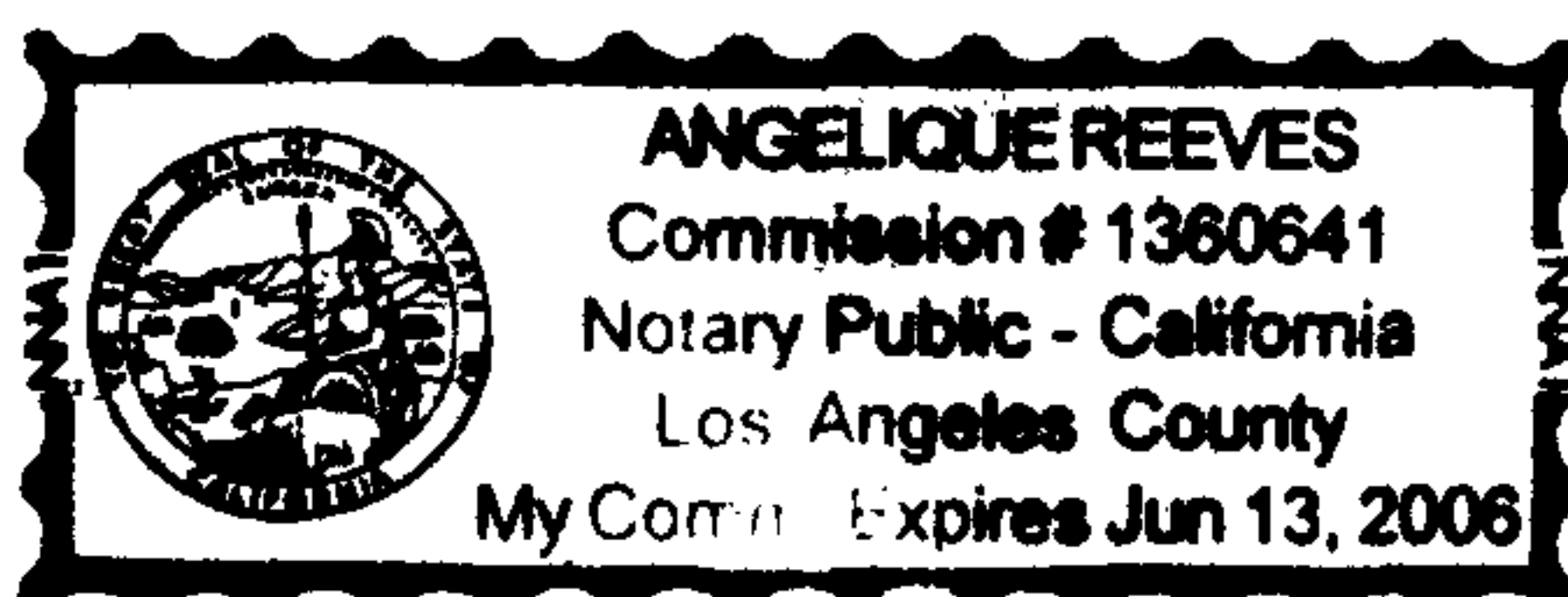
As Attorney in Fact

STATE OF California

COUNTY OF Los Angeles

I, the undersigned, a Notary Public in and for said County, in said State, hereby certify that Warren Green, whose name as Assit. Vice. Pres. of Washington Mutual Bank, as Attorney in Fact for First Union National Bank, the national banking association as Trustee, for the Long Beach Mortgage Loan Trust 2000-1, a corporation, 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, as such officer and with full authority, executed the same voluntarily for and as the act of said Corporation, action in its capacity as Attorney in Fact as aforesaid.

Given under my hand and official seal, this the 2nd day of May, 2003.



Angelique Reeves
NOTARY PUBLIC
My Commission expires:
AFFIX SEAL

19949 River Road , Shelby, AL 35143
2003-000351