

011-607153

**SPECIAL WARRANTY DEED**

STATE OF ALABAMA  
COUNTY OF Shelby  
PROPERTY ADDRESS:  
Caroline Domangue  
118 Chase Creek Circle  
Pelham, AL 35124

**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 Seventy Four Thousand and Sixty Seven No/100 Dollars (\$74,067.00), the receipt whereof is hereby acknowledged, does grant, bargain, sell and convey unto **Caroline Domangue**, in fee simple, together with every right of reversion, the following described real property situated in the County of Shelby, State of Alabama:

Lot 10, according to the Survey of Chase Creek Townhomes, Phase I, as recorded in Map Book 18, page 73, in the Probate Office of Shelby County, Alabama.

**THIS DEED IS NOT TO BE IN EFFECT UNTIL:** 6-16-11

**Subject** to all those certain statutory rights of redemption existing and outstanding by virtue of that certain foreclosure deed dated February 1, 2011 and recorded on February 11, 2011 in instrument 20110211000049410 Page 1-3.

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 dated February 2, 2011 and recorded on February 23, 2011 in instrument 20110223000062860 Page 1-3.

**TO HAVE AND TO HOLD** to the said **Caroline Domangue**, in fee simple, and to the heirs, together with every right of reversion. Grantor makes no warranty or covenant respecting the nature or the quality of the title to the property hereby conveyed except the following: Grantor does hereby specifically warrant the title to said property against the lawful claims of all persons claiming by, through, or under the Grantor, since the date of acquisition thereof by the Grantor. **SUBJECT** however, to all covenants, restrictions, reservations, easements, conditions, liens and other rights of whatever nature appearing of record; Further subject to any state of facts an accurate survey would show.

**IN WITNESS WHEREOF**, the undersigned has set his/her hand as the duly authorized representative of the Secretary of Housing and Urban Development this 15 day of June, 2011.

SHAUN DONOVAN  
SECRETARY OF HOUSING AND  
URBAN DEVELOPMENT  
By HomeTelos, LP  
AM Contractor for HUD-State of Alabama  
HomeTelos, LP as Asset Manager  
Contractor for C-OPC-23637

For HUD by: Bonnie Losurdo  
By: Bonnie Losurdo, Project Manager  
HUD Delegated Authority

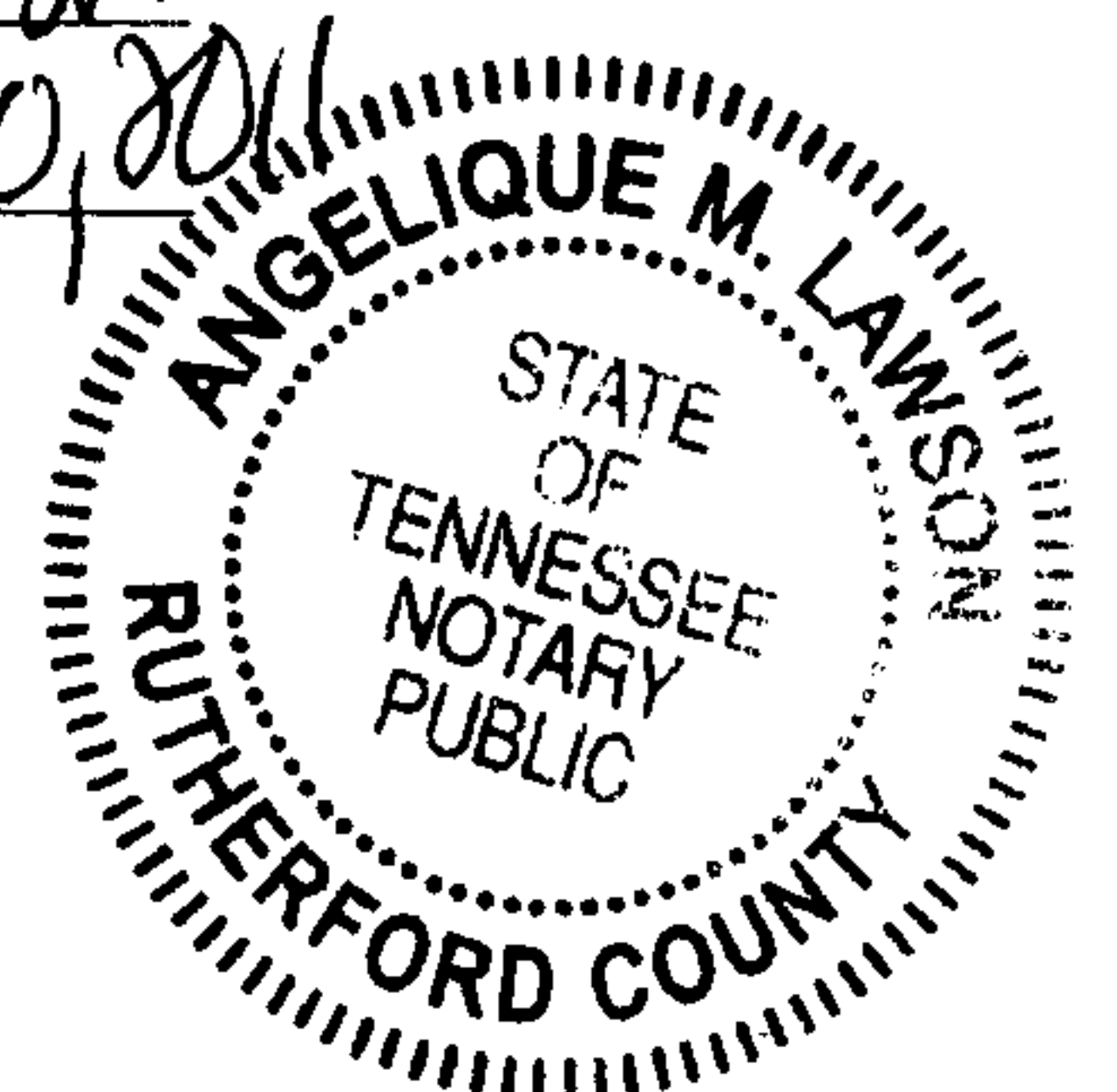
STATE OF TENNESSEE  
COUNTY OF DAVIDSON

I, undersigned, a Notary Public in and for said County in said State, do hereby certify that Bonnie Losurdo, 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 the date June 15, 2011, by virtue of the authority vested in him/her by the delegation of authority published at Federal Register Notice FR-4837-D-57 (July 25, 2005), and acknowledged before me on this day that, being informed of the contents of this conveyance, he/she executed the same voluntarily for and on behalf of Shaun Donovan, Secretary of Housing and Urban Development, on the day and year above stated.

GIVEN under my hand and official seal this 15 day of June, 2011.

Angelique M. Lawson  
NOTARY PUBLIC  
My Commission Expires: Sept 10, 2011

THIS INSTRUMENT PREPARED BY: Rick Battaglia, 7088 Sydney Curve, Montgomery, AL 36117



Shelby County, AL 06/22/2011  
State of Alabama  
Deed Tax: \$4.50

20110622000182640 1/1 \$16.50  
Shelby Cnty Judge of Probate, AL  
06/22/2011 01:21:24 PM FILED/CERT