

AT 213 A-GI.  
Rev. 3-26-69  
Ala. (FHA)

4152  
Mortgagor Lowell H. Foster and wife,  
Nancy K. Foster  
FHA No. 1-01-706081-1  
FHA No. 011-098859-203

STATE OF ALABAMA )

COUNTY OF JEFFERSON )

ss.

SPECIAL WARRANTY DEED

FOR VALUABLE CONSIDERATION to the undersigned paid by the Grantee herein, the receipt of which is hereby acknowledged, the undersigned FEDERAL NATIONAL MORTGAGE ASSOCIATION, a corporation organized and existing under the laws of the United States, (hereinafter called the "Grantor") has granted, bargained and sold, and does by these presents grant, bargain, sell and convey unto SECRETARY OF HOUSING AND URBAN DEVELOPMENT, of Washington, D. C., his successors and assigns, (hereinafter called "Grantee"), the following described property situated in Shelby County, Alabama: Part of the E $\frac{1}{2}$  of the NE $\frac{1}{4}$  of Section 30, Township 19 South, Range 1 East, described as follows: Commence at the SE corner of the SE $\frac{1}{4}$  of the NE $\frac{1}{4}$  of Section 30, Township 19 South, Range 1 East, thence run North, along the East, line of said  $\frac{1}{4}$ - $\frac{1}{4}$  Section, a distance of 615.00 feet, to the point of beginning, thence continue North, along the East line of said  $\frac{1}{4}$ - $\frac{1}{4}$  Section, a distance of 1211.50 feet, to the South right of way line of U. S. Highway 280 thence turn an angle of 112 degrees 40 minutes to the left and run along said right of way line, a distance of 421.70 feet, to a point of 51.00 feet West of the center of a branch, thence turn an angle of 104 degrees 50 minutes to the left and run along the center line of a 25.00 foot easement, a distance of 507.70 feet, thence turn an angle of 43 degrees 00 minutes to the right and run along the center line of said easement, a distance of 649.20 feet, thence turn an angle of 95 degrees 30 minutes to the left and run a distance of 142.29 feet, to the point of beginning. Situated in the E $\frac{1}{2}$  of NE $\frac{1}{4}$  of \*

This conveyance is made subject to unpaid taxes and assessments, if any, and to any outstanding rights of redemption from foreclosure sale.

No word, words, or provisions of this instrument are intended to operate as or imply covenants of warranty except the following: Grantor does hereby specially warrant the title to said property against the lawful claims of all persons claiming by, through or under the Grantor.

TO HAVE AND TO HOLD the above described property together with all rights and privileges incident or appurtenant thereto, unto the said Secretary of Housing and Urban Development, his successors and assigns, forever.

IN WITNESS WHEREOF, Federal National Mortgage Association, a corporation, has caused this conveyance to be executed in its name by its undersigned officer, this 19th day of July, 19 71.

FEDERAL NATIONAL MORTGAGE ASSOCIATION

By: T. J. Swanson, Jr.

T. J. Swanson, Jr., Assistant Vice President

STATE OF GEORGIA )  
COUNTY OF FULTON )

ss.

I, P. Childers

County in said State, hereby certify that T. J. Swanson, Jr., whose name as Assistant Vice President of FEDERAL NATIONAL MORTGAGE ASSOCIATION, a corporation organized and existing under the laws of the United States, 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, as such officer and with full authority, executed the same voluntarily for and as the act of said corporation.

Given under my hand and seal of office this 19th day of July, 19 71.

M. P. Childers  
Notary Public, Georgia at Large  
My Commission Expires: 11-24-73  
(SEAL)

\*Section 30, Township 19 South, Range 1, East, Shelby, County, Alabama.



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Shelby Cnty Judge of Probate, AL  
07/27/1971 12:00:00 AM FILED/CERT