

SPECIAL WARRANTY DEED

SEND TAX NOTICE TO:
Single Family Property
Disposition Branch
Beacon Ridge Tower
600 Beacon Parkway W./Ste. 300
Birmingham, Alabama 35209

THE STATE OF ALABAMA)
SHELBY COUNTY)

FHA Case No. 011-2693644-203

KNOW ALL MEN BY THESE PRESENTS:

THAT for and in consideration of One and No/100 (\$1.00) Dollar and other good and valuable consideration, the receipt whereof is hereby acknowledged, the undersigned grantor, Molton, Allen & Williams Corporation, a Delaware corporation, does hereby grant, bargain, sell and convey unto the Secretary of Housing and Urban Development of Washington, D.C., his successors and assigns, the following described real property situated in Shelby County, Alabama, to-wit:

Lot 1, Block "A", according to plat of Wilmont Subdivision, as recorded in Map Book 3, Page 124, in the Probate Office of Shelby County, Alabama; being situated in Shelby County, Alabama.

Together with the hereditaments and appurtenances thereunto belonging, and also together with all equipment and fixtures for heating and lighting now or hereafter installed therein including: range/oven and dishwasher.

SUBJECT TO:

1. Ad valorem taxes for the current year, 1992.
2. Any and all easements and/or restrictions of record.
3. All rights outstanding by reason of the statutory right of redemption arising out of or resulting from the foreclosure of that certain mortgage executed by Richard S. Knox, a single man; and H. R. Knox, a married man; to Molton, Allen & Williams, Ltd. recorded in Book 082, Page 659, in the Office of the Judge of Probate of Shelby County, Alabama. Also subject to right of the United States to redeem the subject property from said foreclosure sale as provided by Federal Tax Lien Act of 1966 (26 U.S.C. 7425).

TO HAVE AND TO HOLD the above-described property, together with all and singular the tenements, hereditaments and appurtenances thereunto belonging or in any wise appertaining unto the said Secretary of Housing and Urban Development of Washington, D.C., his successors and assigns, forever.

IT IS EXPRESSLY UNDERSTOOD AND AGREED by and between the parties hereto that this conveyance is subject to any outstanding right of redemption from foreclosure sale, and that this deed contains no warranty except against the acts of the grantor, Molton, Allen & Williams Corporation, and all persons claiming by, through or under it.

IN WITNESS WHEREOF, Molton, Allen & Williams Corporation
has caused this conveyance to be executed by its
Senior Vice President, who is thereunto duly authorized,
on this 5th day of May, 1992.

ATTEST:

By: *Sonya Allen*
Its: Assistant Secretary
Sonya Allen

MOLTON, ALLEN & WILLIAMS CORPORATION
By: *Christine H. Lambert* (SEAL)
Its: Senior Vice President
Christine H. Lambert

THE STATE OF ALABAMA)
JEFFERSON COUNTY)

I, the undersigned authority, a Notary Public in and for
said County in said State, hereby certify that Christine H. Lambert
whose name as Senior Vice President of Molton, Allen &
Williams Corporation, a Delaware 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, as such officer and with full authority, executed
the same voluntarily for and as the act of said corporation.

Given under my hand and official seal this the 5th day
of May, 1992.

Nancy M. Gregory
Notary Public

Nancy M. Gregory

My commission expires: 02-13-95

THIS INSTRUMENT WAS PREPARED BY:
James Robert Scalco, Esquire
CORRETTI & NEWSOM
1804 7th Avenue North
Birmingham, Alabama 35203
Telephone: (205) 251-1164

Inst # 1992-10953

06/11/1992-10953
01:53 PM CERTIFIED

JEFFERSON COUNTY JUDGE OF PROBATE
002 103 10.00