

MORRIS, SCHNEIDER & PRIOR, L.L.C.

ATTORNEYS AND COUNSELORS AT LAW

3300 NORTHEAST EXPRESSWAY

SUITE 8-B

ATLANTA, GEORGIA 30341

FILE NO. 156.962590

LOAN NO. 719224594

Hill, Raymond

Inst # 1997-36301

SPECIAL WARRANTY DEED

STATE OF CALIFORNIA
COUNTY OF SAN BERNARDINO

FOR VALUABLE CONSIDERATION to the undersigned paid by the Grantee herein, the receipt of which is hereby acknowledged, the undersigned, **GE CAPITAL MORTGAGE SERVICES, INC.**, (hereinafter called the Grantor) has granted, bargained and sold, and does by these presents grant, bargain, sell and convey unto the United States Department of Housing and Urban Development, Washington, D.C., its successors and assigns, (hereinafter called the Grantee), the following described property situated in Shelby County, Alabama:

All that tract or parcel of land situated in Shelby County, Alabama, to wit: A part of Lot 16, Block 2 of the K. B. Nickerson's Survey on Helena Road, which is recorded in Map Book 3, Page 116, in the Probate Records of Shelby County, Alabama, and which is more particularly described as follows: Commence at the northeast corner of said Lot 16, being also the southeast corner of Lot 7, Block 2; thence in a westerly direction along the south line of said Lot 7, and Lot 6, Block 2, of said Subdivision, a distance of 225.0 feet; thence 92 degrees left in a southerly direction parallel with the east lines of Lots 8 and 9, Block 2, of said Subdivision, a distance of 203.0 feet; thence 88 degrees left in an easterly direction a distance of 146.35 feet to the beginning of a traverse line, West of Buck Creek, the northwest bank of said creek being the southeasterly property line of herein described property; thence 61 degrees 38 minutes 39 seconds left in a northeasterly direction a distance of 154.55 feet; thence 30 degrees 21 minutes 21 seconds left in a northerly direction a distance of 66.92 feet to the point of beginning. There is EXCEPTED herefrom the north 23 feet of the above described property.

Included: range/oven and wall-to-wall carpeting.

The 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 or 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 THE DEPARTMENT OF HOUSING AND URBAN DEVELOPMENT, his successors and assigns, forever.

11/05/1997-36301
02:18 PM CERTIFIED
SHELBY COUNTY JUDGE OF PROBATE
002 MEL 12.00

THIS INSTRUMENT PREPARED BY:

Patricia Y. Comer

C/O MORRIS, SCHNEIDER & PRIOR, L.L.C.

5901-B PEACHTREE DUNWOODY ROAD, SUITE 200

ATLANTA, GA 30328

(770) 396-0000

IN WITNESS WHEREOF, GE CAPITAL MORTGAGE SERVICES, INC., has caused this conveyance to be executed in its name by its undersigned officer(s), this 29th day of Jan, 1997.

GE CAPITAL MORTGAGE SERVICES, INC.

ATTEST:

BY:

Julie Vasta
TITLE: ASSISTANT SECRETARY
JULIE VASTA

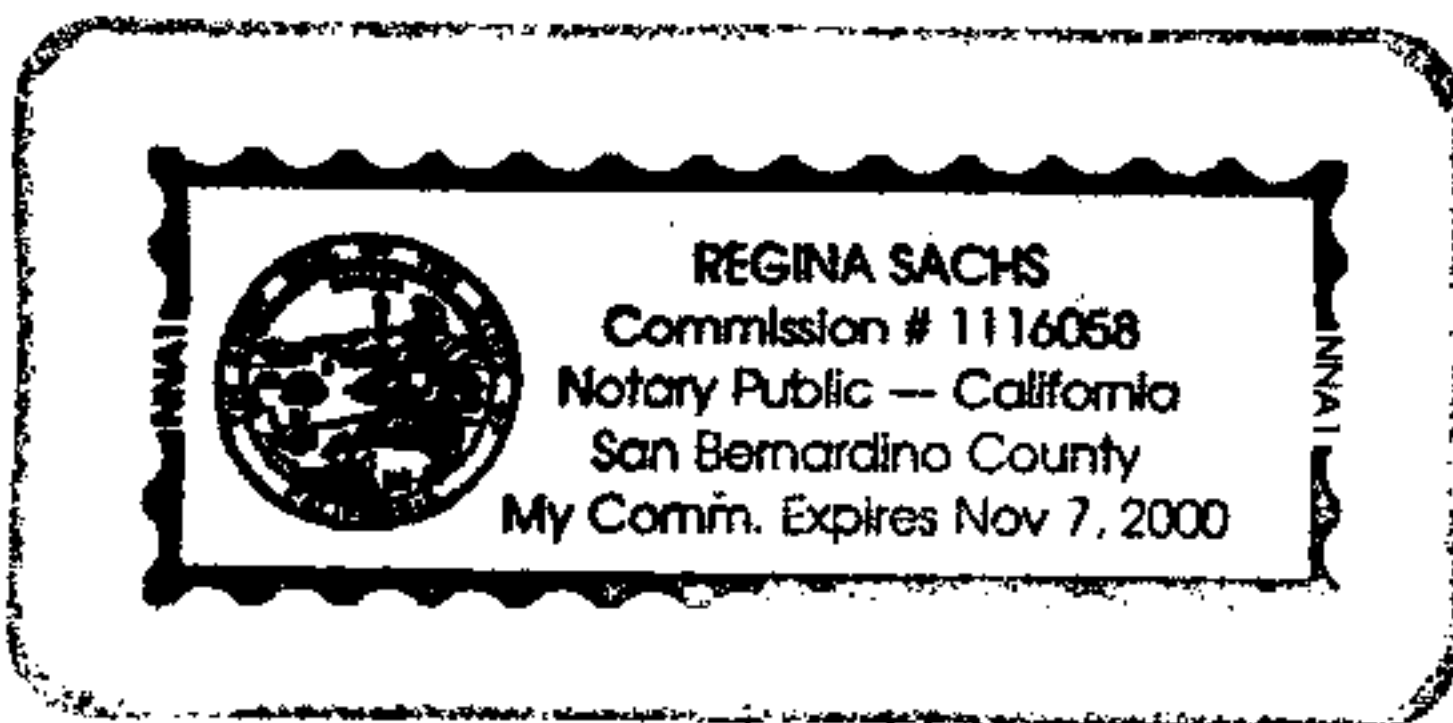
BY:

Arletta Capel
TITLE: ASSISTANT VICE-PRESIDENT
ARLETTA CAPEL

STATE OF CALIFORNIA
COUNTY OF SAN BERNARDINO

I, the undersigned, a Notary Public in and for said county and state, hereby certify that ARLETTA CAPEL, whose name as ASST. VICE-PRESIDENT of GE CAPITAL MORTGAGE SERVICES, INC., 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.

Given under my hand and official seal this 29th day of Jan, 1997.



Regina Sachs
NOTARY PUBLIC

My commission expires: NOV 08 2000

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11/05/1997-36301
02:18 PM CERTIFIED
SHELBY COUNTY JUDGE OF PROBATE
002 MEL 12.00