

200-0977
FHA CASE NO. 011-415057

PROPERTY ADDRESS: 707 Gables Drive, Birmingham, Alabama 35244

This Instrument Prepared By:
Timothy A. Massey
1780 Gadsden Highway
Birmingham, Alabama 35235

Send Tax Notice To:
ROBERT S. BURT
707 Gables Drive
Birmingham, Alabama 35244

Inst # 2000-17174

05/25/2000-17174
10:47 AM CERTIFIED
SHELBY COUNTY JUDGE OF PROBATE
003 MMS 29.00

STATE OF ALABAMA ()
COUNTY OF SHELBY ()

SALES PRICE \$77,500.00

SPECIAL WARRANTY DEED

KNOW ALL MEN BY THESE PRESENTS that, **ANDREW M. CUOMO, SECRETARY OF HOUSING AND URBAN DEVELOPMENT**, of Washington, D.C., for and in consideration of TEN AND NO/100 DOLLARS (\$10.00), the receipt whereof is hereby acknowledged, does grant, bargain, sell and convey unto **ROBERT S. BURT**, the following described real property, situated in the County of Shelby, State of Alabama:

See Exhibit "A" attached hereto and made a part hereof as if set forth in full herein for the complete legal description of the property being conveyed by this instrument.

Subject to all those certain statutory rights of redemption existing and outstanding by virtue of that certain foreclosure deed dated November 4, 1999, and recorded in Instrument No. 1999-46563

Subject, to all covenants, restrictions, reservations, easements, conditions, liens and other rights of whatever nature appearing of record; and further subject to any state of facts an accurate survey would show.

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 USC1441, et seq.). Deed recorded in Instrument No. 2000-07878.

\$ 62,000.00 of the purchase price of the property described herein is being paid by the proceeds of a first mortgage loan executed and recorded simultaneously herewith.

TO HAVE AND TO HOLD UNTO THE SAID GRANTEE, his heirs and assigns

forever, together with every contingent remainder and right of reversion.

IN WITNESS WHEREOF, the undersigned, on this 5th day of May, 2000, has set his/her hand and seal as Chief, Customer Service Branch, DEPARTMENT OF HOUSING AND URBAN DEVELOPMENT, Columbia South Carolina, for and on behalf of the said Secretary of Housing and Urban Development, under authority and by virtue of the Code of Federal Regulations, Title 24, Chapter II, Part 200, Subpart D.

ANDREW M. CUOMO
SECRETARY OF HOUSING AND URBAN
DEVELOPMENT

BY: 

South Carolina State Office
Housing Urban Development
Columbia, South Carolina

STATE OF SOUTH CAROLINA ()
COUNTY OF RICHLAND ()

I, the undersigned, a Notary Public in and for said County and in said State, do hereby certify that Ron Rash, whose is personally well known to me and known to be the duly appointed Chief, Customer Service Branch, DEPARTMENT OF HOUSING AND URBAN DEVELOPMENT, Columbia, South Carolina, and the person who executed the foregoing instrument, by virtue of the authority vested in him by the Code of Federal Regulations, Title 24, Chapter II, Part 200, Subpart D, and acknowledged before me on this day that, being informed of the contents of this conveyance, he/she executed the same as Chief, Customer Service Branch voluntarily for and on behalf of ANDREW M. CUOMO, Secretary of Housing and Urban Development, on the day and year above stated.

Given under my hand and official seal, this the 5th day of May, 2000.


Notary Public

My Commission Expires: _____

Beverly C. Harrison
Notary Public for South Carolina
My Commission Expires: June 9, 2007

EXHIBIT "A"

Unit 707, Building 7, in the Gables, a Condominium, a condominium located in Shelby County, Alabama, as established by Declaration of Condominium and By-Laws thereto as recorded in Real Volume 10, Page 177 and amended in Real volume 27, Page 733, Real Volume 50, Page 327 and Real Volume 50, Page 340, and re-recorded in Real 50, page 942 and amended in Real 59, Page 19, and By-Laws as shown in Real Volume 27, page 733 and then amended in real volume 50, page 325 together with an undivided interest in the common elements, as set forth in the aforesaid mentioned Declaration, said Unit being more particularly described in the floor plans and architectural drawings of the Gables Condominium as recorded in Map Book 9, page 41, through 44, and amended in Map Book 9, Page 135, in the Probate Office of Shelby County, Alabama.

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