

011-452450
SPECIAL
WARRANTY DEED

STATE OF ALABAMA
COUNTY OF **Shelby**
Mail To:
TERRI JAMES-ALEXANDER
968 McAllister Road
Calera, AL 35040

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-SIX THOUSAND SEVEN HUNDRED Dollars and 00/100 (\$76,700.00), the receipt whereof is hereby acknowledged, does grant, bargain, sell and convey unto **TERRI JAMES-ALEXANDER**, a married woman, the following described real property situated in the County of **Shelby**, State of Alabama.

Lot 49, according to the Survey of Savannah Pointe, Sector III, Phase I, as recorded in Map Book 25, Page 113, in the Probate Office of Shelby County, Alabama.

THIS DEED IS NOT TO BE IN EFFECT UNTIL: NOV 13 2001

Subject to all those certain statutory rights of redemption existing and outstanding by virtue of that certain foreclosure deed dated 05/16/01 and recorded in Instrument # 2001/19898, Probate Records of the above said county.

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 recorded in Instrument # 2001/26934, Probate Records of said county.

TO HAVE AND TO HOLD to the said **TERRI JAMES-ALEXANDER**, his or her heirs and assigns forever.

IN WITNESS WHEREOF, the undersigned, on NOV 13 2001 has set his or her hand as the duly authorized representative of the Secretary of Housing and Urban Development.

MEL MARTINEZ
SECRETARY OF HOUSING AND URBAN
DEVELOPMENT

By: *CM Berry*

Best Assets/Citiwest JV Representing
Single Family Housing Specialist
Georgia State Office
Housing and Urban Development
Pursuant to Power-of-Attorney Previously Recorded

STATE OF GEORGIA
COUNTY OF FULTON

I, the undersigned, a Notary Public in and for said County in said State, do hereby certify that *Cheryl V Berry* 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 date NOV 13 2001, by virtue of the authority vested in him by the Code of Federal Regulations, Title 24, Chapter II, and acknowledged before me on this day that, being informed of the contents of this conveyance, she executed the same voluntarily for and on behalf of Mel Martinez, Secretary of Housing and Urban Development, on the day and year above stated.

Given under my hand on NOV 13 2001

Brendalyn Donatson
Notary Public

My commission expires 2 FEB 05

THIS INSTRUMENT PREPARED BY: Ray Uhrig, Alabama Property Closers, LLC, 1100 1st Ave S, Suite 300, Huntsville, Alabama 35805

01/16/2002-02922
12:58 PM CERTIFIED
SHELBY COUNTY JUDGE OF PROBATE
001 MEL 88.00
BRENDA LYN DONATSON
NOTARY PUBLIC
2 FEB 05
COUNTY, GEORGIA

Inst # 2002-02922

01/16/2002-02922
12:58 PM CERTIFIED
SHELBY COUNTY JUDGE OF PROBATE
88.00