

011-470450
SPECIAL
WARRANTY DEED

STATE OF ALABAMA
COUNTY OF Shelby
GRANTEE'S ADDRESS:
DONNIE B. WILLIAMS
2426 Royal Lane
Pelham, AL 35214

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 TWENTY-SEVEN THOUSAND Dollars and 00/100 (\$27,000.00), the receipt whereof is hereby acknowledged, does grant, bargain, sell and convey unto **DONNIE B. WILLIAMS**, a married man, the following described real property situated in the County of Shelby, State of Alabama.

A lot or parcel of land in the Town of Helena, Alabama, more particularly described as follows: Commence at the Northeast corner of Major Wilson property at a point on the South line of Rich Mitchell property; thence run S 2 degrees 30' W along the east line of Major Wilson property a distance of 190.13 feet to the point of beginning; thence continue along same line a distance of 126.61 feet; thence run N 75 degrees 39' W a distance of 102.18 feet; thence run N 2 degrees 30' E a distance of 105.63 feet; thence run S 87 degrees 30' E a distance of 100.0 feet to the point of beginning.

THIS DEED IS NOT TO BE IN EFFECT UNTIL: JAN 06 2004

Subject to all those certain statutory rights of redemption existing and outstanding by virtue of that certain foreclosure deed dated 07/09/03 and recorded in Deed Book and Page/Instrument # 20030709/433300, 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 Deed Book and Page/Instrument # 20030917/625640, Probate Records of said county.

TO HAVE AND TO HOLD to the said **DONNIE B. WILLIAMS**, his or her heirs and assigns forever.

IN WITNESS WHEREOF, the undersigned, on 12/12/03 has set his or her hand as the duly authorized representative of the Secretary of Housing and Urban Development.

ALPHONSO JACKSON
DEPUTY SECRETARY OF HOUSING AND
URBAN DEVELOPMENT

By: Belinda Masters

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 Belinda Masters who is personally well known to me to be the duly authorized representative of the Deputy Secretary of Housing and Urban Development, and the person who executed the foregoing instrument bearing date 12/12/03, 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 Alphonso Jackson, Deputy Secretary of Housing and Urban Development, on the day and year above stated.

Given under my hand on 12/12/03.

Tanna Ware
Notary Public

My commission expires June 20, 2004
TANNA WARE
Notary Public, State of Georgia
Qualified in Clayton County
Commission Expires June 20, 2004