

011-466748
SPECIAL
WARRANTY DEED

STATE OF ALABAMA
COUNTY OF **Shelby**
GRANTEE'S ADDRESS:
CARLOS MEDINA and REYNA R. MEDINA
350 Willow Glen Drive
Alabaster, AL 35007

20040304000111120 Pg 1/1 20.50
Shelby Cnty Judge of Probate, AL
03/04/2004 09:05:00 FILED/CERTIFIED

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 NINETY-FIVE THOUSAND Dollars and 00/100 (\$95,000.00), the receipt whereof is hereby acknowledged, does grant, bargain, sell and convey unto **CARLOS MEDINA and REYNA R. MEDINA, husband and wife**, as joint tenants for and during their joint lives and upon the death of either of them, then to the survivor of them in fee simple, together with every contingent remainder and right of reversion, the following described real property situated in the County of **Shelby**, State of Alabama:

Lot 17, Block 1, according to the survey of Willow Glen, Second Sector, as recorded in Map Book 8, Page 102 in the Probate Office of Shelby County, Alabama.

THIS DEED IS NOT TO BE IN EFFECT UNTIL: MAR 2 2004

Subject to all those certain statutory rights of redemption existing and outstanding by virtue of that certain foreclosure deed dated 09/19/03, in Book and Page/Instrument 20030919/631430.

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 Book and Page/Instrument # 20031217/809700.

TO HAVE AND TO HOLD to the said **CARLOS MEDINA and REYNA R. MEDINA**, as joint tenants for and during their joint lives and upon the death of either of them, then to the survivor of them in fee simple, and to the heirs and assigns of such survivor forever, together with every contingent remainder and right of reversion.

IN WITNESS WHEREOF, the undersigned, on 2/20/04, 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: [Signature]
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 Rhonda Sharone Henley 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 2/20/04, 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 and official seal on 2/20/04
[Signature]
NOTARY PUBLIC TANNA WARE
My Commission Expires June 20, 2004
Notary Public, State Of Georgia
Qualified In Clayton County

THIS INSTRUMENT PREPARED BY: Ray Uhrig, Attorney At Law, 260 Peachtree Street, NE, Atlanta, Georgia 35805