

011-389554
SPECIAL
WARRANTY DEED

STATE OF ALABAMA
COUNTY OF Shelby

20040812000452220 Pg 1/1 12.00
Shelby Cnty Judge of Probate, AL
08/12/2004 08:52:00 FILED/CERTIFIED

GRANTEE'S ADDRESS:

KEVIN RAPOSO and NANCY RAPOSO

402 Deborah Drive
Columbiana, AL 35051

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 EIGHTY-SIX THOUSAND FIVE HUNDRED Dollars and 00/100 (\$86,500.00), the receipt whereof is hereby acknowledged, does grant, bargain, sell and convey unto **KEVIN RAPOSO and NANCY RAPOSO, 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 2, according to Triple Springs Subdivision of Shelby County, Alabama, recorded in Map Book 5, Page 34, in the Probate Office of Shelby County, Alabama. Situated in Shelby County, Alabama.

THIS DEED IS NOT TO BE IN EFFECT UNTIL: AUG 10 2004

Subject to all those certain statutory rights of redemption existing and outstanding by virtue of that certain foreclosure deed dated 07/08/03, in Book and Page/Instrument 20030722/467100.

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 # 20040504/234060.

TO HAVE AND TO HOLD to the said **KEVIN RAPOSO and NANCY RAPOSO**, 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 8/6/04, 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: 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 8/6/04, 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 8/6/04.

Patricia Walker
NOTARY PUBLIC

My Commission Expires: May 8, 2006

THIS INSTRUMENT PREPARED BY: Ray Uhrig, Attorney At Law, 2611 Artie Street, Suite 1, Hoover, Alabama 35805

