

SPECIAL WARRANTY DEED

KNOW ALL MEN BY THESE PRESENTS, that for and in consideration of the sum of Ten and no/100 Dollars (\$10.00) cash in hand paid by THE SECRETARY OF HOUSING AND URBAN DEVELOPMENT to Washington Mutual Bank, FA, successor in interest to Homeside Lending, Inc. (hereinafter called "Grantor"), receipt whereof is acknowledged, the said Grantor does hereby grant, bargain, sell and convey unto the said SECRETARY OF HOUSING AND URBAN DEVELOPMENT (hereinafter called "Grantee"), all right, title, interest and claim in or to the following described real estate lying and being situated in Shelby County, Alabama, to-wit:

Commence at the NW corner of the SE 1/4 of the SW 1/4 of Section 19, Township 18 South, Range 2 East, Shelby County, Alabama, and run in an Easterly direction and along the North line of said 1/4 1/4 Section a distance of 866.03 feet to a point, said point being a point in the center line of the South Central Bell Telephone Company right of way; thence deflect 123 deg. 22 min. and run to the left in a Northwesterly direction along the center line of said Telephone Company right of way a distance of 209.86 feet to a point; thence deflect 62 deg. 20 min. to the right and run in a Northeasterly direction 18.03 feet to the point of beginning of the herein described Parcel A, said point being a point in the center line of an old abandoned road; thence continue in the same Northeasterly direction and along the center line of the old abandoned road and run a distance of 219.35 feet to a point; thence turn an interior angle of 167 deg. 56 min. and run to the right in a Northeasterly direction and along the center line of the old abandoned road a distance of 286.48 feet to a point; thence turn an interior angle of 176 deg. 26 min. and run to the right in a Northeasterly direction and along the center line of the old abandoned road a distance of 101.02 feet to a point in the center line of a branch; thence traversing the meander of the branch turn an interior angle of 90 deg. 11 min. and run to the right and in a Southeasterly direction a distance of 85.43 feet to a point; thence turn an interior angle of 162 deg. 39 min. and run to the right and in a Southeasterly direction a distance of 71.16 feet to a point; thence turn an interior angle of 155 deg. 39 min. and run to the right and in a Southerly direction a distance of 163.85 feet to a point; thence turn an interior angle of 169 deg. 01 min. and run to the right and in a Southwesterly direction a distance of 134.00 feet to a point; thence turn an interior angle of 175 deg. 21 min. and run to the right in a Southwesterly direction a distance of 219.60 feet to the point where the meander of the branch intersects the old fence row; thence turn an interior angle of 77 deg. 15 min. 30 sec. and run to the right in a Northwesterly direction a distance of 292.86 feet to a point; thence turn an interior angle of 187 deg. 39 min. 30 sec. and run to the left in a Northwesterly direction a distance of 77.84 feet to a point; thence turn an interior angle of 188 deg. 32 min. and run to the left and in a Northwesterly direction a distance of 69.45 feet, more or less, to the point of beginning of the herein described parcel; being situated in Shelby County, Alabama.

TO HAVE AND TO HOLD, to the said Grantee, its successors and assigns forever.

This instrument is executed without warranty or representation of any kind on the part of the undersigned, express or implied, except that there are no liens or encumbrances outstanding against the premises conveyed which were created or suffered by the undersigned and not specifically excepted herein.

This instrument is executed by the undersigned solely in the representative capacity named herein, and neither this instrument nor anything herein contained shall be construed as creating any indebtedness or obligation on the part of the undersigned in its individual or corporate capacity, and the undersigned expressly limits its liability hereunder to the property now or hereafter held by it in the representative capacity named.

IN WITNESS WHEREOF, the said Grantor has caused these presents to be signed by Edith S. Pickett, its Vice President, and attested by Vicki Alvis, its Assistant Secretary both thereunto duly authorized, and its corporate seal to be affixed all on this 27th day of August, 2004.

Washington Mutual Bank, FA, successor in interest to Homeside Lending, Inc.

Vicki Alvis
(signature)

Edith S. Pickett
(signature)

Vicki Alvis, its Assistant Secretary
NAME AND TITLE OF ATTESTING OFFICER

Edith S. Pickett, its Vice President
NAME AND TITLE OF ATTESTING OFFICER

THE STATE OF ALABAMA

20040909000502690 Pg 2/2 15.00
Shelby Cnty Judge of Probate, AL
09/09/2004 13:09:00 FILED/CERTIFIED

JEFFERSON COUNTY

I, a Notary Public in and for said State and County, do hereby certify that Edith S. Pickett, whose name as Vice President and Vicki Alvis (name of attesting official), of Washington Mutual Bank, FA, successor in interest to Homeside Lending, Inc., a Corporation, are signed to the foregoing conveyance and who are known to me, acknowledged before me on this day that, being informed of the contents of this conveyance, they, as such officers and with full authority, executed same voluntarily for and as the act of said corporation.

Given under my hand this the 27th day of August, 2004.

THIS INSTRUMENT PREPARED BY:
CHALICE E. TUCKER
SHAPIRO & TUCKER, L.L.P.
2107 5th Avenue North, Suite 500
Birmingham, Alabama 35203

Patricia L. Crouch
NOTARY SIGNATURE
Print Name

August 14, 2006
Exp. Date

Grantee's Address:
Department of Housing and Urban Development
Best Assets-CitiWest JV
3420 Norman Berry Drive, Suite 600
Atlanta, GA 30354