

STATE OF ALABAMA:
SHELBY COUNTY:

ORTEGA, Martino T. and Mara V.
STMC# 6012274
FHA# 114660626703

KNOW ALL MEN BY THESE PRESENTS, that for One Dollar (\$1.00) and other good
and valuable considerations in hand paid to

SouthTrust Mortgage Corporation

the grantor, as party of the first part, by The Secretary of Housing and Urban Development of
Washington, D.C., his successors and assigns, 600 Beacon Parkway, Birmingham, AL 35209,
Attn: Property Disposition, the grantee, herein, hereinafter referred to as party of the second part,
the receipt whereof is hereby acknowledged, the party of the first part does hereby GRANT,
BARGAIN, SELL and CONVEY unto the said party of the second part, subject to the provisions
hereinafter contained, the following described real estate situated in Shelby County, Alabama:

Lot 25, Block 6, according to "Arden Subdivision" of the Town of Montevallo,
Alabama, as recorded in Map Book 3, Page 64, in the Probate Office of Shelby
County, Alabama

SUBJECT HOWEVER, to all statutory rights to redeem said real property from a
foreclosure sale thereof held on the 3rd day of December, 2004, pursuant to the
power of sale contained in that certain mortgage recorded in Instrument Number
2000-31459 of the Probate Court records of Shelby County, Alabama.

together with all and singular the rights, privileges, tenements, hereditaments and appurtenances
thereunto belonging, or in anywise appertaining to; TO HAVE AND TO HOLD the same unto
said party of the second part forever.

IN WITNESS WHEREOF, SouthTrust Mortgage Corporation has caused these presents
to be executed by its undersigned officers thereunto duly authorized on this the 28th day of
December, 2004.

SouthTrust Mortgage Corporation

By: [Signature]
Its Senior Vice President

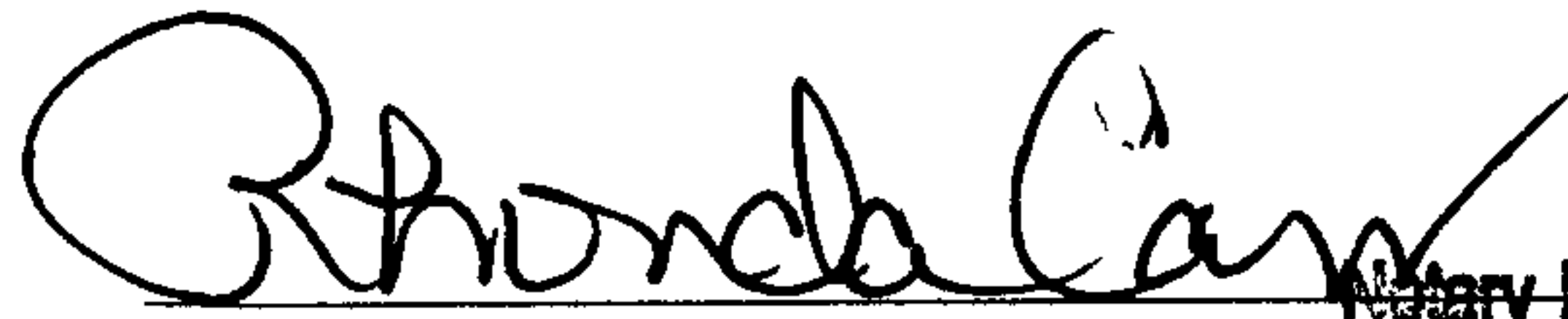
ATTEST:

By: [Signature]
Its Vice President

STATE OF ALABAMA:
COUNTY OF JEFFERSON:

I, the undersigned, Notary Public, in and for said state and County, hereby certify that
JAN TURLEY and LYNN K. OWENS,
whose names as SENIOR VICE PRESIDENT and VICE PRESIDENT
respectively, of SouthTrust Mortgage Corporation are signed to the foregoing instrument being
informed of the contents of the said instrument, they, as such officers and with full authority,
executed the same voluntarily, for and as the act of said corporation, on the day the same bears
date.

Given under my hand and official seal this 28th day of December, 2004.



Notary Public

My Commission Expires: _____ Rhonda Carr

Notary Public State of Alabama at Large
My Commission Expires May 19, 2006.

This instrument was prepared by:
Harold H. Goings
Spain & Gillon
2117 2nd Avenue North
Birmingham, AL 35203