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Shelby Cnty Judge of Probate, AL
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THE STATE OF ALABAMA
COUNTY OF SHELBY

FILE NO: 221.0927404AL
FHA CASE NO: 011-5870056

/Schmidt

SOURCE OF TITLE:
Book
Page
Instrument #

SPECIAL WARRANTY DEED

FOR VALUABLE CONSIDERATION to the undersigned paid by the Grantee herein, the receipt of which is hereby acknowledged, **SUNTRUST MORTGAGE, INC.**, whose principal place of business is located at P O Box 27767, Richmond, VA 23261, (hereinafter called the Grantor) has granted, bargained and sold, and does by these presents grant, bargain, sell and convey unto the **SECRETARY OF HOUSING AND URBAN DEVELOPMENT OF WASHINGTON D.C.**, its successors and/or assigns, (hereinafter called the Grantee) Please send tax bills to: Attention: Single Family Property Disposition Branch The Noble Bldg 1021 Noble Street, Suite 212-221 Anniston, AL 36201, the following described property situated in Shelby County, Alabama:

LOT 27, ACCORDING TO THE FINAL RECORD PLAT OF GREYSTONE FARMS, TERRACE HILLS, AS RECORDED IN MAP BOOK 24, PAGE 54, IN THE PROBATE OFFICE OF SHELBY COUNTY, ALABAMA.

TOGETHER WITH THE NON-EXCLUSIVE EASEMENT TO USE THE PRIVATE ROADWAYS, COMMON AREAS AND HUGH DANIEL DRIVE, ALL AS MORE PARTICULARLY DESCRIBED IN THE GREYSTONE FARMS DECLARATION OF COVENANTS, CONDITIONS AND RESTRICTIONS RECORDED IN INSTRUMENT NO. 1995-16401, IN THE PROBATE OFFICE OF SHELBY COUNTY, ALABAMA.

The conveyance is made subject to unpaid taxes and assessments, if any, and to any outstanding rights of redemption from foreclosure sale.

No word, words, or provisions of this instrument are intended to operate as or imply covenants or warranty except the following: Grantor does hereby specially warrant the title to said property against the lawful claims of all persons claiming by, through or under the Grantor.

TO HAVE AND TO HOLD, the above described property together with all rights and privileges incident or appurtenant thereto, unto the said, **SECRETARY OF THE DEPARTMENT OF HOUSING AND URBAN DEVELOPMENT OF WASHINGTON, D.C.**, its successors and/or assigns, forever.

IN WITNESS WHEREOF, **SUNTRUST MORTGAGE**, has caused this conveyance to be executed in its name by its undersigned officer(s), this 10th day of September, 2009.

SUNTRUST MORTGAGE

ATTEST:

By: Rebecca W. Shaia
TITLE: Rebecca W. Shaia
Assistant Vice President

By: Annette Holman-Foreman
TITLE: Annette Holman-Foreman
Vice President
(Corporate Seal)

THE STATE OF Virginia
CITY OF Richmond

I, the undersigned Notary Public in and for said State and County, do hereby certify that Rebecca W. Shaia and Annette Holman-Foreman of **SUNTRUST MORTGAGE**, 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 the same voluntarily for and as the act of said corporation.

Given under my hand this the 10th day of September, 2009.

Joslyn Lynea Reed
NOTARY PUBLIC
My Commission Expires: 12-31-2012

JOSLIN LYNEA REED
Notary Public
Commonwealth of Virginia
7184254
My Commission Expires Dec 31, 2012