


STATE OF ALABAMA                    )  
   :  
COUNTY OF SHELBY                 )

  
20110518000149380 1/2 \$16.00  
Shelby Cnty Judge of Probate, AL  
05/18/2011 03:24:33 PM FILED/CERT

**SPECIAL WARRANTY DEED**

FOR VALUABLE CONSIDERATION to the undersigned paid by the Grantee herein, the receipt of which is hereby acknowledged, the undersigned Alabama Housing Finance Authority (hereinafter called the "Grantor") has granted, bargained and sold, and does by these presents grant, bargain, sell and convey unto SECRETARY OF HOUSING AND URBAN DEVELOPMENT, of Washington, D.C., his successors and assigns, (hereinafter called "Grantee"), the following described property situated in Shelby County, Alabama:

A parcel of land situated in the West 1/2 of Section 9, Township 22 South, Range 3 West, Shelby County, Alabama, and more particularly described as follows: Commencing at a crimp pipe found at the NW corner of the NW 1/4 of the SE 1/4 of Section 9, Township 22 South, Range 3 West; thence South 0 degrees 52 minutes 50 seconds East a distance of 632.15 feet to a 1-inch X 1-inch angle iron found; thence South 0 degrees 07 minutes 43 seconds West a distance of 647.56 feet to a capped rebar set along the Northerly right of way of unnamed road (30-foot right of way); thence North 85 degrees 49 minutes 45 seconds West and along the Northerly right of way of said road a distance of 257.70 feet to a capped rebar set; thence following the curvature thereof an arc distance of 337.13 feet and along the Northerly right of way of said road to a capped rebar set along the Easterly right of way of Salem Road or Shelby County Road 15 (80-foot right of way) (said arc having a chord bearing of North 87 degrees 47 minutes 54 seconds West, a counterclockwise direction, a chord distance of 336.94 feet and a radius of 2902.09 feet); thence South 86 degrees 38 minutes 27 seconds West a distance of 88.49 feet to a capped rebar set along the Westerly right of way of Salem Road or Shelby County Road 15 (80-foot right of way); thence North 21 degrees 56 minutes 38 seconds East and along the Westerly right of way of Salem Road a distance of 468.75 feet to a capped rebar set; thence following the curvature thereof an arc distance of 28.64 feet and along the Westerly right of way of said road to a point (said arc having a chord bearing of North 21 degrees 41 minutes 30 seconds East, a counterclockwise direction, a chord distance of 28.64 feet and a radius of 3250.87 feet), which is the point of beginning; thence North 78 degrees 26 minutes 53 seconds West a distance of 322.11 feet to a point; thence North 11 degrees 33 minutes 07 seconds East a distance of 460.70 feet to a point; thence South 78 degrees 26 minutes 53 seconds East a distance of 368.93 feet to a point; thence following the curvature thereof an arc distance of 463.46 feet and along the Westerly right of way of Salem Road (said arc having a chord bearing of South 17 degrees 21 minutes 18 seconds West, a clockwise direction, a chord distance of 463.07 feet and a radius of 3250.87 feet) to the point and place of beginning.

This 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 of 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 Housing and Urban Development, his successors and assigns, forever.



IN WITNESS WHEREOF, Alabama Housing Finance Authority, has caused this conveyance to be executed in its name by its undersigned officer, this 15<sup>th</sup> day of February 2011.

ALABAMA HOUSING FINANCE  
AUTHORITY

BY: Kathy Zed  
ITS: Servicing Manager

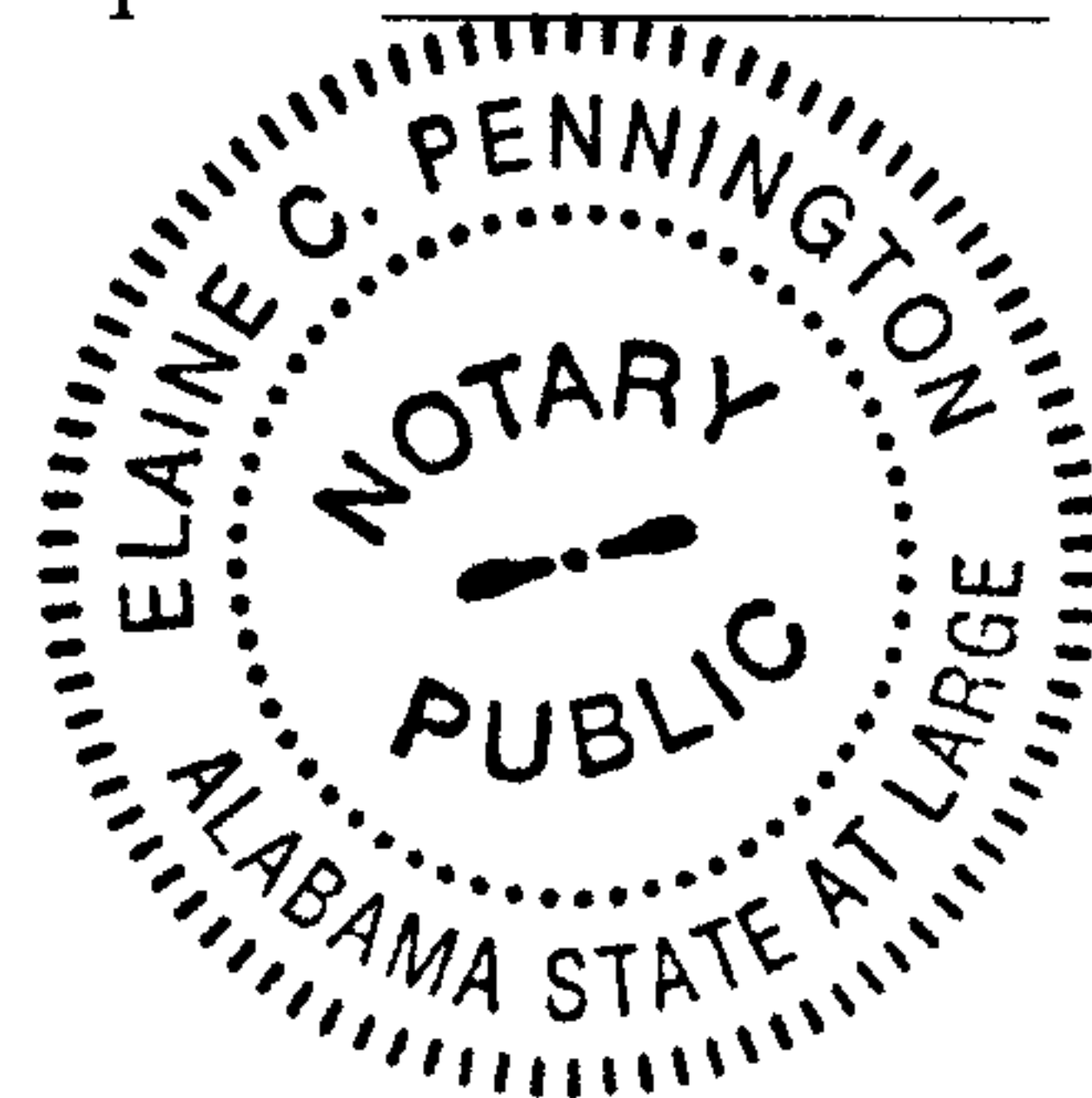
STATE OF ALABAMA                    )  
  :  
COUNTY OF MONTGOMERY        )

I, the undersigned, a Notary Public in and for said County in said State, hereby certify that Kathy Boston whose name as Servicing Manager of Alabama Housing Finance Authority is signed to the foregoing conveyance, and who is known to me, acknowledged before me on this day that, being informed of the contents of this conveyance he/she as such officer and with full authority, executed the same voluntarily for and as the act of said corporation.

Given under my hand and seal of office this 15<sup>th</sup> day of February, 2011.

Elaine Pennington  
NOTARY PUBLIC      My commission expires January 23, 2013  
My Commission Expires: \_\_\_\_\_

This instrument prepared by:  
Bowdy J. Brown, Esq.  
Rushton, Stakely, Johnston & Garrett, P.A.  
Post Office Box 270  
Montgomery, Alabama 36101-0270  
Our File No.: 7704-1421 Joseph Forrest



**FOR AD VALOREM TAX PURPOSES: Single Family Property Disposition Branch, 600 Beacon Parkway, West, Suite 300, Birmingham, Alabama 35209.**