


This Instrument Prepared by:  
John A. Daugherty  
Attorney At Law  
1601 Gentilly Drive  
Birmingham, AL 35205  
(205) 822-9325

Please send Tax Notice to:  
Matthew Rogala & Patricia Rogala  
101 Meadow Croft Circle  
Birmingham, AL 35242

  
20100722000234060 1/3 \$25.50  
Shelby Cnty Judge of Probate, AL  
07/22/2010 02:41:18 PM FILED/CERT

**REDEMPTION DEED**  
**FROM *Baldwin***  
**SHARON H. ~~BLADWIN~~**  
**TO**  
**MATTHEW L. ROGALA AND PATRICIA M. ROGALA**

That for and in consideration the sum of Seven-Thousand One-Hundred-Thirty-Two and 90/100ths (\$7,132.90) Dollars, which includes the auction price, subsequent expenses, subsequent fire dues {fire dues paid for 2008 and 2009} and interest, and other good and valuable consideration, in hand paid to the undersigned, the receipt of which is hereby acknowledged, the undersigned, Sharon H. Baldwin, a single person, as Grantor, whether one or more, hereby grants, bargains, sells, conveys, and quitclaims unto Matthew L. Rogala and Patricia M. Rogala, as Grantee, whether one or more.

North Shelby County Fire & Emergency Medical District foreclosed on this property pursuant to Act 62 of the 1977 First Special Session of Alabama [Acts 1977, p. 1483] as amended, for failure of the owner, Matthew L. Rogala and Patricia M. Rogala or the legal owner whose duty it was to pay said special assessment on said property as it became due and payable. The property was thereafter foreclosed by the North Shelby County Fire & Emergency Medical District on September 21<sup>st</sup> 2007 and purchased by Sharon Baldwin, hereinafter referred to as *tax sale purchaser* and recorded in Instrument Number 20071029000499170 in the Probate Office of Shelby County on October 29<sup>th</sup> 2007.

This redemption deed hereby cancels the following foreclosure deed which is recorded in Instrument Number 20071029000499170. The 2008 & 2009 fire dues have been paid in the amount of \$221.00 and \$231.65 respectively. This in no way limits North Shelby County Fire & Emergency Medical District ability to foreclose its lien on this property in future years due to the owner's failure to pay any future fire dues as they become due and payable.

NOW THEREFORE, I, Sharon Baldwin., for and in consideration the sum of Seven-Thousand-One-Hundred-Thirty-Two and 90/100ths (\$7,132.90) Dollars, in hand paid, and for and in consideration of the above said sum paid by the Grantee, the receipt of which is hereby acknowledged, I, Sharon Baldwin, Grantor herein, hereby grant, convey & quitclaim my interest pursuant to Act 62 and Code of Alabama, 1975, as amended § 11-88-01, et seq., into the following described real estate situated in Shelby County, Alabama, to-wit:

**LEGAL DESCRIPTION: LOT 1 ACCORDING TO THE SURVEY OF MEADOW BROOK  
TOWNHOMES, AS RECORDED IN MAP BOOK 10, PAGE 2, IN THE OFFICE OF THE  
JUDGE OF PROBATE SHELBY COUNTY, ALABAMA.**

**PARCEL ID: 09 3 06 0 001 001.100**

**STREET ADDRESS: 101 MEADOW BROOK CIRCLE, BIRMINGHAM, AL 35242**

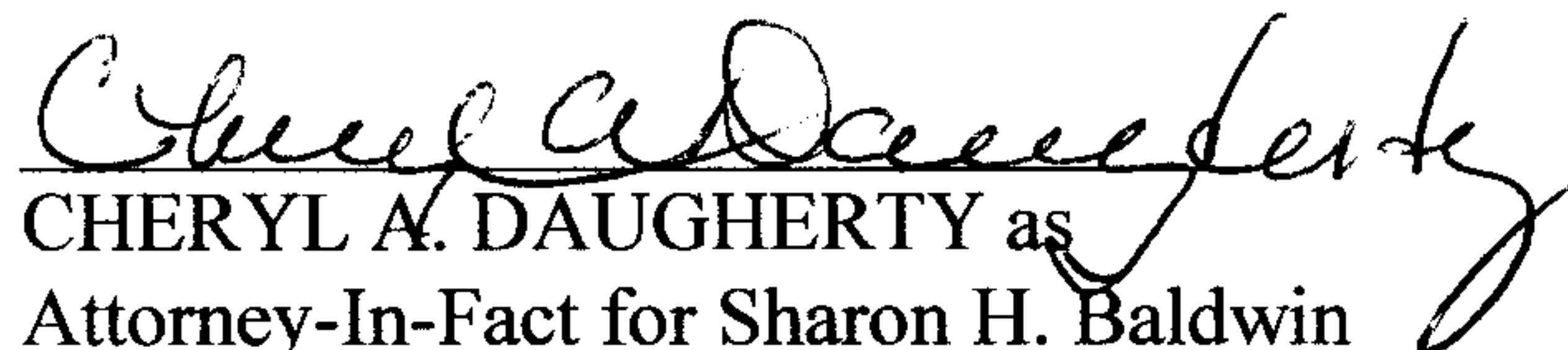
TO HAVE AND TO HOLD, unto the said Matthew L. Rogala and Patricia M.  
Rogala, his, her or their successors, and assigns forever.

IT WITNESS WHEREOF, I, Sharon H. Baldwin, have hereunto set my hand and  
official seal this the 22nd day of ~~June~~, 2010.

*July*

State of Alabama  
Deed Tax : \$7.50

  
SHARON H. BALDWIN, GRANTOR

  
CHERYL A. DAUGHERTY as  
Attorney-In-Fact for Sharon H. Baldwin  
And acting by and through that certain  
power of attorney executed by Sharon  
Baldwin granting Cheryl A Daugherty the  
power to execute this redemption deed on  
behalf of Sharon Baldwin which said power  
of attorney was executed on the 21<sup>st</sup> day of  
June, 2007 and recorded in the Probate  
Court of Shelby County, Alabama in  
Instrument Number: on the 06<sup>th</sup> day of  
August, 2007.



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STATE OF ALABAMA  
COUNTY OF JEFFERSON

I, the undersigned authority, a Notary Public, in and for said county in said State, hereby certify that Cheryl A. Daugherty whose name is signed for Sharon H. Baldwin acting through that certain power of attorney wherein Sharon Baldwin has granted Cheryl A. Daugherty the power to execute this redemption deed on her behalf with said power of attorney recorded in the probate office of Shelby County, Alabama and whose name is signed as Grantor to the foregoing redemption deed and who is known to me, acknowledged before me on this day that being informed of the contents of this redemption deed, she in her capacity and with full authority as attorney in fact executed this instrument voluntarily on the 22<sup>nd</sup> day of ~~June~~, 2010 as attorney in fact.

July

Given under my hand and seal this the 22<sup>nd</sup> day of July.  
2010.

Michelle L. Yaulugh  
Notary Public Alabama State At Large

My Commission Expires: \_\_\_\_\_

NOTARY PUBLIC STATE OF ALABAMA AT LARGE  
COMMISSION EXPIRES: Feb 17, 2012  
REVISED THROUGH NOTARY PUBLIC UNDERWRITERS



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