

INVESTOR NUMBER: 011-4825212

CitiMortgage, Inc. [REDACTED]

MORTGAGOR(S): JOHN B CAYTON

Grantee's Address:

Secretary of Housing and Urban Development
c/o Michaelson, Connor & Boul
4400 Will Rogers Parkway
Suite 300
Oklahoma City, OK 73108-183

STATE OF ALABAMA)

COUNTY OF SHELBY)

SPECIAL WARRANTY DEED

KNOW ALL MEN BY THESE PRESENTS: That, for and in consideration of One Dollar (\$1.00) and other valuable consideration, the receipt whereof is hereby acknowledged, the undersigned Grantor, **CitiMortgage, Inc.**, does hereby grant, bargain, sell, and convey unto Grantee, **The Secretary of Housing and Urban Development of Washington, D.C., his Successors and Assigns of Oklahoma City, Oklahoma c/o Michaelson, Connor & Boul 4400 Will Rogers Parkway, Suite 300, Oklahoma City, OK 73108**, the following described real estate situated in the County of Shelby, State of Alabama, to-wit:

Lot 7, according to the Survey of Chandalar Townhomes, First Addition, as recorded in Map Book 24, Page 18, in the Probate Office of Shelby County, Alabama; being situated in Shelby County, Alabama.

TO HAVE AND TO HOLD, the above-described property together with all and singular the tenements, hereditaments, and appurtenances thereupon belonging or in any wise appertaining unto the said Grantee, its successors and assigns, forever.



20141218000398470 1/3 \$21.00
Shelby Cnty Judge of Probate, AL
12/18/2014 04:07:05 PM FILED/CERT

268566 *SWD* *P

IT IS EXPRESSLY UNDERSTOOD AND AGREED by and between the parties hereto that this conveyance is subject to any outstanding rights of redemption from foreclosure sale, and that this deed contains no warranty except against the acts of the said Grantor, and all persons claiming by, through, or under it.

Executed on this 1 day of December, 2014.

CITIMORTGAGE, INC.

By: Vickie J. Terry
Vickie J. Terry
Its: Vice President - Document Control

STATE OF Missouri)

COUNTY OF St. Charles)

I, Kenneth Stokes, a Notary Public in and for said County in said State, hereby certify that Vickie J. Terry, whose name as Vice President - Document Control of CitiMortgage, Inc., 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 said conveyance, he/she, as such officer, and with full authority, executed the same voluntarily for and as the act of said entity.

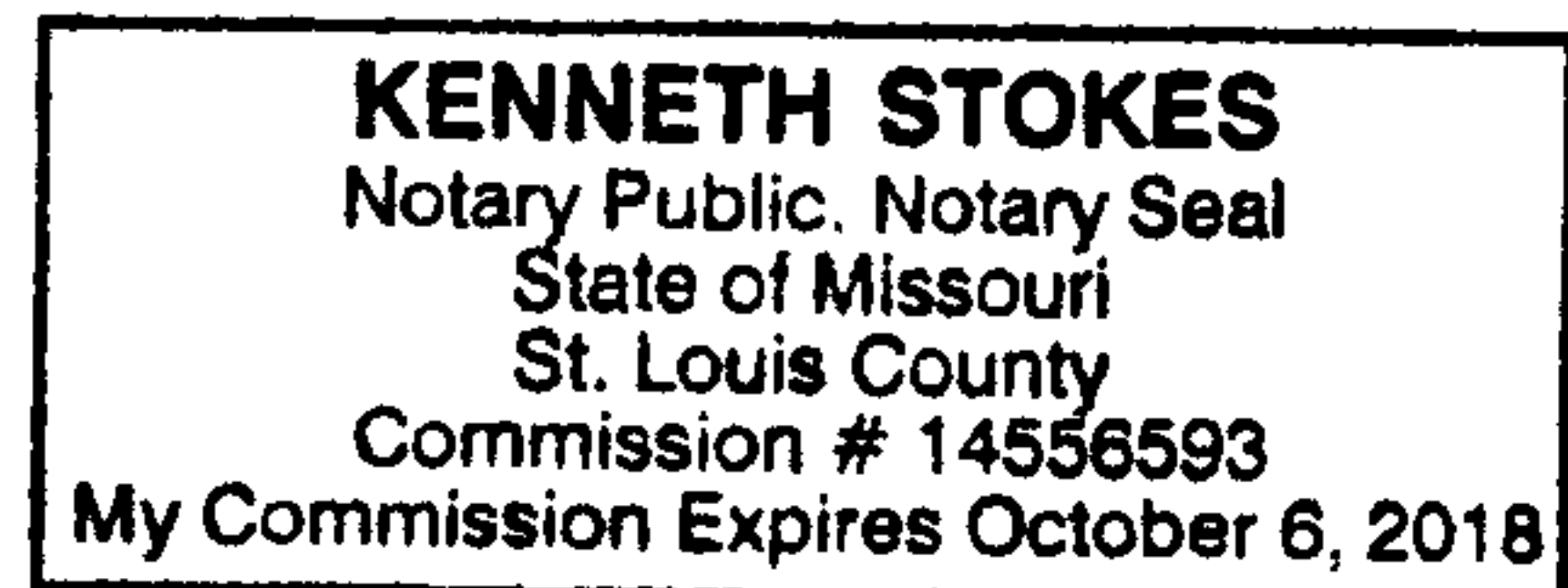
Given under my hand this the 15th day of December, 2014.

Kenneth Stokes
Notary Public

My Commission Expires: 10-6-18

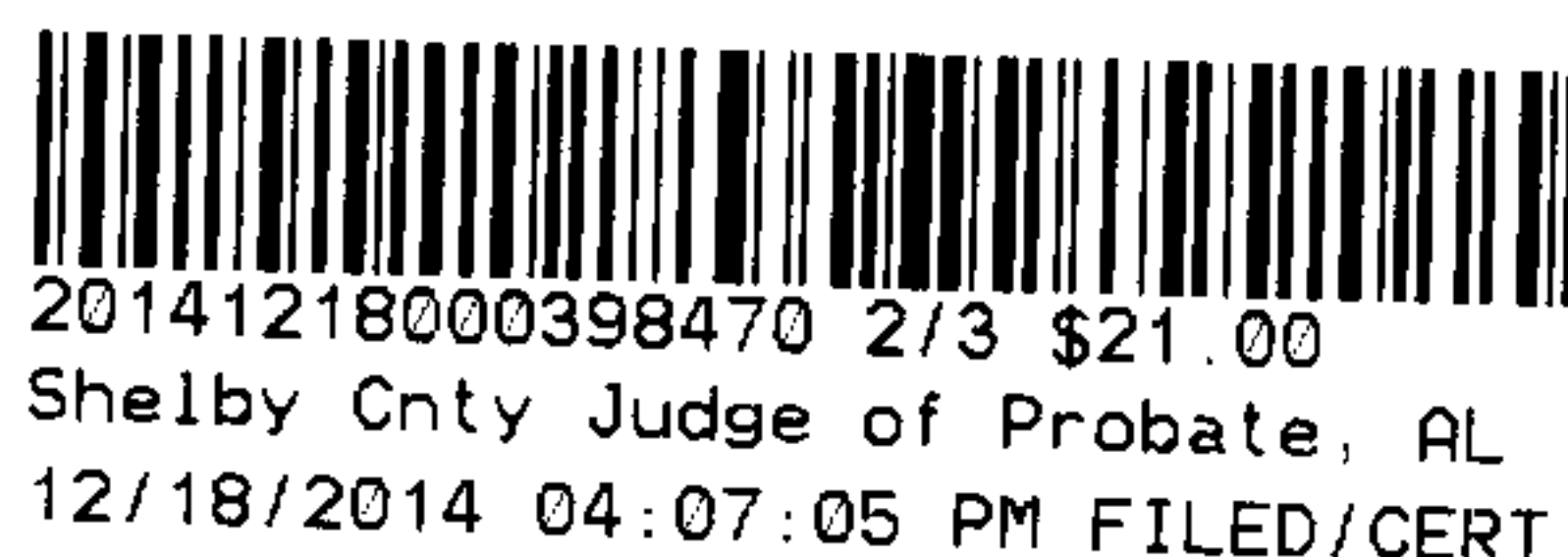
THIS INSTRUMENT PREPARED BY:

Rebecca Redmond
Sirote & Permutt, P.C.
2311 Highland Avenue South
P. O. Box 55727
Birmingham, AL 35255-5727



Return Address:

Sirote & Permutt, P.C.
2311 Highland Avenue South
P.O. Box 55727
Birmingham, AL 35255-5727



268566 *SWD* *P

Real Estate Sales Validation Form

This Document must be filed in accordance with Code of Alabama 1975, Section 40-22-1

Grantor's Name	<u>CitiMortgage, Inc.</u> <u>c/o CitiMortgage, Inc.</u>	Grantee's Name	<u>Secretary of Housing and Urban Development</u>
Mailing Address	<u>5280 Corporate Drive</u> <u>Frederick, MD 21703</u>	Mailing Address	<u>4400 Will Rogers Parkway</u> <u>Suite 300</u> <u>Oklahoma City, OK 73108-183</u>
Property Address	<u>2050 Chandalar Court</u> <u>Pelham, AL 35124</u>	Date of Sale	<u>12/1/2014</u>
		Total Purchase Price	<u>\$106,038.07</u>
		or	
		Actual Value	<u>\$</u>
		or	
		Assessor's Market Value	<u>\$</u>

The purchase price or actual value claimed on this form can be verified in the following documentary evidence: (check one)
(Recordation of documentary evidence is not required)

☐ Bill of Sale	☐ Appraisal
☐ Sales Contract	☒ Other Foreclosure Deed
☐ Closing Statement	

If the conveyance document presented for recordation contains all of the required information referenced above, the filing of this form is not required.

I attest, to the best of my knowledge and belief that the information contained in this document is true and accurate. I further understand that any false statements claimed on this form may result in the imposition of the penalty indicated in Code of Alabama 1975 § 40-22-1 (h).

Date 12/15/2014

Print Derick Hunt, title specialist

☐ Unattested _____
(verified by)

Sign 
(Grantor/Grantee/Owner/Agent) circle one


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