


INVESTOR NUMBER: 011-7688176-703

Branch Banking & Trust Co. CM #: 347274
MORTGAGOR(S): JASON SCOTT ALLEN

Grantee's Address:
Secretary of Housing and Urban Development
c/o Information Systems Networks Corp.
Shepherd Mall Office Complex
2401 NW 23rd Street - Suite 1D
Oklahoma City, Oklahoma 73107


20161208000448160 1/3 \$22.00
Shelby Cnty Judge of Probate: AL
12/08/2016 11:20:54 AM FILED/CERT

STATE OF ALABAMA)

COUNTY OF SHELBY)

SPECIAL WARRANTY DEED

KNOW ALL MEN BY THESE PRESENTS: That, for and in consideration of Five Hundred Dollars (\$500.00) and other valuable consideration, the receipt whereof is hereby acknowledged, the undersigned Grantor, **Branch Banking and Trust Company**, does hereby grant, bargain, sell, and convey unto Grantee, **The Secretary of Housing and Urban Development, his Successors and Assigns**, the following described real estate situated in the County of Shelby, State of Alabama, to-wit:

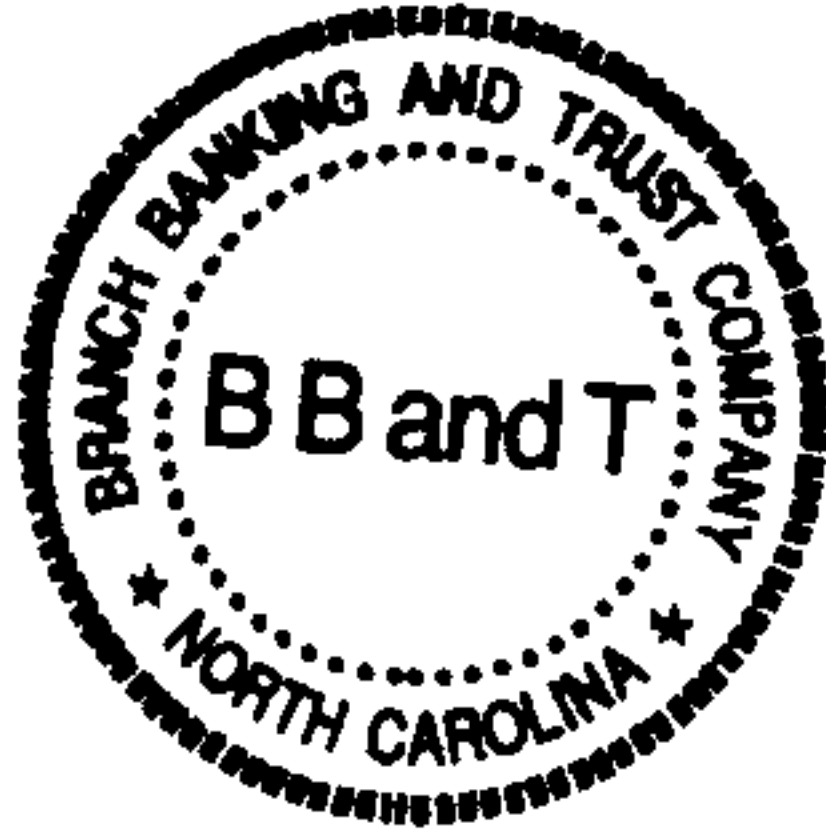
Lot 3, Block 4, according to the map and survey of Bermuda Hills,
First Sector, as recorded in Map Book 6, Page 1, in the Probate
Office of Shelby County, Alabama.

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.



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 20 day of August, 2015.



BRANCH BANKING AND TRUST COMPANY

By: [Signature]
Its: Banking Officer

STATE OF South Carolina)
COUNTY OF Greenville)

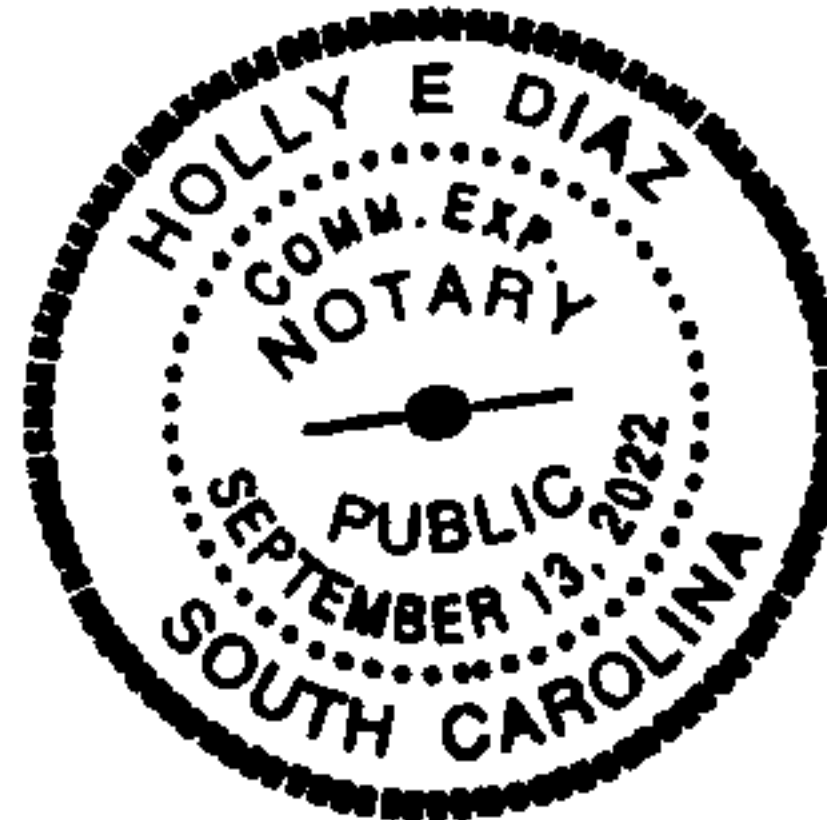
I, the undersigned, a Notary Public in and for said County in said State, hereby certify that JOHN GROCHALA, whose name as BANKING OFFICER of Branch Banking and Trust Company, is signed to the foregoing conveyance, and who is known to me, acknowledged before me on this day that, being informed of the contents of the 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 20 day of August, 2015.

Holly E Diaz
Notary Public Holly E Diaz

My Commission Expires: 9-13-22

THIS INSTRUMENT PREPARED BY:
Andy Saag
Sirote & Permutt, P.C.
2311 Highland Avenue South
P. O. Box 55727
Birmingham, AL 35255-5727



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347274 *SWD* *Y

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>Branch Banking and Trust Company</u>	Grantee's Name	<u>Secretary of Housing and Urban Development</u>
Mailing Address	<u>c/o Branch Banking & Trust Co.</u> <u>301 College Street, 6th Floor</u> <u>Greenville, SC 29601</u>	Mailing Address	<u>4400 Will Rogers Parkway</u> <u>Suite 300</u> <u>Oklahoma City, OK 73108-183</u>
Property Address	<u>1121 9th Ave SW</u> <u>Alabaster, AL 35007</u>	Date of Sale	<u>8-20-15</u>
		Total Purchase Price	<u>\$120,960.00</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)

<input type="checkbox"/> Bill of Sale	<input type="checkbox"/> Appraisal
<input type="checkbox"/> Sales Contract	<input checked="" type="checkbox"/> Other Foreclosure Deed
<input type="checkbox"/> 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 11/23/2016

Print Zach Morro, title specialist

☐ Unattested _____
(verified by)

Sign [Signature]
(Grantor/Grantee/Owner/Agent) circle one


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