#### Return To After Recording:

Honradez Investment Group LLC PO Box 4948 West Columbia, SC 29171 Reference Number: CFD1612-AL-3152449

#### Mail Tax Statements To:

Honradez Investment Group LLC PO Box 4948 West Columbia, SC 29171

Prepared By:

Certified Document Solutions c/o Attorney Bruce Clark 17345 Civic Drive, Unit 1961 Brookfield, WI 53045

Tax ID No.: 36 2 09 2 001 049.000

### **QUIT CLAIM DEED**

Witnesseth, that said Grantor(s), for in consideration of the sum of TWENTY-ONE THOUSAND AND NO/100 DOLLARS (\$21,000.00), and other good and valuable considerations in hand paid by Grantee(s), the receipt whereof is hereby acknowledged, does hereby remise, release and quitclaim unto the said Grantee forever, all the right, title, interest, claim and demand which the said Grantor has in, and to, the following described lot, piece or parcel of land, situate, lying and being in Shelby County, State of Alabama, to-wit:

### SEE COMPLETE LEGAL ATTACHED AS EXHIBIT "A"

PROPERTY ADDRESS: 214 Strother St, Wilton, AL 35187

Being all of the same Property conveyed to Grantor by virtue of a Sheriff's Deed recorded October 7, 2016 among the Official Property Records of Shelby County, Alabama as Instrument 20161007000370480.

To have and to hold the same together with all and singular the appurtenances thereunto belonging or in anywise appertaining, and all the estate, right, title, interest, lien, equity and claim whatsoever of the said Grantor(s), either in law or in equity, to the only proper use, benefit and behalf of the said Grantee forever.

Whenever used, the singular name shall include the plural, the plural the singular, and the use of any gender shall be applicable to all genders.

20170111000009870 01/11/2017 10:20:29 AM QCDEED 2/11
WITNESS the hands and seal of said Grantor this day of December, 2016
J.S. Bank National Association, as Trustee, successor in interest to Bank of America National Association, as rustee, successor by merger to LaSalle Bank National Association, as Trustee for Residential Asset fortgage Products, Inc., Mortgage Asset-Backed Pass-Through Certificates, Series 2007-RP1By: Ocwen Loan ervicing, LLC, as Attorney-In-Fact
Thania Nunez rint Name: Contract Management Coordinator
TATE OF HORDA
STATE OF Florida COUNTY OF Palm Bach
the undersigned, a Notary Public in and for said County in said State, hereby certify that  Thania Nunez  , whose name as Contract Management Coordinated  Gignor) of Ocwen Loan Servicing, LLC, as Attorney-In-Fact for U.S. Bank National Association, as Trustee, successor in interest to Bank of America National Association, as Trustee, successor by merger to LaSalle Bank National Association, as Trustee for Residential Asset Mortgage Products, Inc., Mortgage Asset-Backed Pass-Inrough Certificates, Series 2007-RP1, a
NOTARY PUBLIC Printed Name: Katherine Burgos My Commission Expires: (407) 398-0153 FlorideNotaryService,com
POA Recorded simultaneously herewith
Total Purchase Price or Fair Market Value: <u>\$21,000.00</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  X Sales Contract  Closing Statement  Appraisal

No title search was performed on the subject property by the preparer. The preparer of this deed makes neither representation as to the status of the title nor property use or any zoning regulations concerning described property herein conveyed nor any matter except the validity of the form of this instrument.

Information herein was provided to preparer by Grantor/Grantee and /or their agents; no boundary survey was made

at the time of this conveyance.

Other

# 20170111000009870 01/11/2017 10:20:29 AM QCDEED 3/11 <u>Exhibit "A"</u>

LOT 9, BLOCK E, OF WILMONT SUBDIVISION AS RECORDED IN MAP BOOK 3, PAGE 124, IN THE OFFICE OF THE JUDGE OF PROBATE OF SHELBY COUNTY, ALABAMA.

## 20170111000009870 01/11/2017 10:20:29 AM QCDEED 4/11

Beverly Logan BK 4202 PG 390-393

Clark Superior Court, Athens Clarke County, Gr.
Document drafted by and

Electric County, Gr.
Document drafted by and

RECORDING RECUESTED BY:

Ocwen Loan Servicing, LEC'y 1661 Worthington Road, Suite 100 West Palm Beach, FL 33409.

2929

CFN 20130404082
OR BK 26320 PG 0494
RECORDED 09/12/2013 12:48:46
Palm Beach County, Florida
Sharon R. Bock, CLERK & COMPTROLLER
Pgs 0494 - 497; (4pgs)

4633-1058

SPACE ABOVE THIS LINE FOR RECORDER'S USE

### LIMITED POWER OF ATTORNEY

The trusts identified on the attached Schedule A (the "Trusts"), by and through U.S. Bank National Association, a national banking association organized and existing under the laws of the United States and having an office at 60 Livingston Avenue, EP-MN-WS3D, St. Paul, MN 55107, not in its individual capacity but solely as Trustee ("Trustee"), hereby constitutes and appoints Ocwen Loan Servicing, LLC, ("Servicer"), and in its name, aforesaid Attorney-In-Fact, by and through any officer appointed by the Board of Directors of Servicer, to execute and acknowledge in writing or by facsimile stamp all documents customarily and reasonably necessary and appropriate for the tasks described in the items (1) through (11) below; provided however, that the documents described below may only be executed and delivered by such Attorneys-In-Fact if such documents are required or permitted under the terms of the related servicing agreements and no power is granted hereunder to take any action that would be adverse to the interests of U.S. Bank National Association. This Limited Power of Attorney is being issued in connection with Servicer's responsibilities to service certain mortgage loans (the "Loans") held by the Trustee. These Loans are secured by collateral comprised of Mortgages, Deeds of Trust, Deeds to Secure Debt and other forms of Security instruments (collectively the "Security Instruments") encumbering any and all real and personal property delineated therein (the "Property") and the Notes secured thereby. Please refer to Schedule A attached hereto.

- 1. Demand, sue for, recover, collect and receive each and every sum of money, debt, account and interest (which now is, or hereafter shall become due and payable) belonging to or claimed by the Trustee, and to use or take any lawful means for recovery by legal process or otherwise, including but not limited to the substitution of trustee serving under a Deed of Trust, the preparation and issuance of statements of breach, notices of default, and/or notices of sale, accepting deeds in lieu of foreclosure, evicting (to the extent allowed by federal, state or local laws) foreclosing on the properties under the Security Instruments by judicial or non-judicial foreclosure, actions for temporary restraining orders, injunctions, appointments of receiver, suits for waste, fraud and any and all other tort, contractual or verifications in support thereof, as may be necessary or advisable in any bankruptcy action, state or federal suit or any other action.
- 2. Execute and/or file such documents and take such other action as is proper and necessary to defend the Trustee in litigation and to resolve any litigation where the Servicer has an

obligation to defend the Trustee, including but not limited to dismissal, termination, cancellation, rescission and settlement.

- 3. Transact business of any kind regarding the Loans, as the Trustee's act and deed, to contract for, purchase, receive and take possession and evidence of title in and to the Property and/or to secure payment of a promissory note or performance of any obligation or agreement relating thereto.
- 4. Execute, complete, indorse or file bonds, notes, mortgages, deeds of trust and other contracts, agreements and instruments regarding the Borrowers and/or the Property, including but not limited to the execution of estoppel certificates, financing statements, continuation statements, releases, satisfactions, assignments, loan modification agreements, payment plans, waivers, consents, amendments, forbearance agreements, loan assumption agreements, subordination agreements, property adjustment agreements, management agreements, listing agreements, purchase and sale agreements and other instruments pertaining to mortgages or deeds of trust, and execution of deeds and associated instruments, if any, conveying the Property, in the interest of the Trustee.
- 5. Endorse on behalf of the undersigned all checks, drafts and/or other negotiable instruments made payable to the undersigned.
- 6. Execute any document or perform any act in connection with the administration of any PMI policy or LPMI policy, hazard or other insurance claim relative to the Loans or related Property.
- 7. Execute any document or perform any act described in items (3), (4), and (5) in connection with the termination of any Trust as necessary to transfer ownership of the affected Loans to the entity (or its designee or assignee) possessing the right to obtain ownership of the Loans.
- 8. Subordinate the lien of a mortgage, deed of trust, or deed to secure debt (i) for the purpose of refinancing Loans, where applicable, or (ii) to an easement in favor of a public utility company or a government agency or unit with powers of eminent domain, including but not limited to the execution of partial satisfactions and releases and partial re-conveyances reasonably required for such purpose, and the execution or requests to the trustees to accomplish the same.
- Onvey the Property to the mortgage insurer, or close the title to the Property to be acquired as real estate owned, or convey title to real estate owned property ("REO Property").
- 10. Execute and deliver the following documentation with respect to the sale of REO Property acquired through a foreclosure or deed-in-lieu of foreclosure, including, without limitation: listing agreements; purchase and sale agreements; grant / limited or special warranty / quit claim deeds or any other deed, but not general warranty deeds, causing the transfer of title of the property to a party contracted to purchase same; escrow instructions; and any and all documents necessary to effect the transfer of REO Property.

11. Execute and deliver Limited Powers of Attorney in order to further delegate the authority granted under this Limited Power of Attorney for the purpose of effectuating Servicer's duties and responsibilities under the related trust agreements.

Servicer hereby agrees to indemnify and hold the Trustee, and its directors, officers, employees and agents harmless from and against any and all liabilities, obligations, losses, damages, penalties, actions, judgments, suits, costs, expenses or disbursements of any kind or nature whatsoever incurred by reason or result of the exercise by the Servicer of the powers specifically granted to it under the related servicing agreements. The foregoing indemnity shall survive the termination of this Limited Power of Attorney and the related servicing agreements or the earlier resignation or removal of the Trustee under the related servicing agreements listed on Schedule A, attached.

Witness my hand and seal this 4th day of September, 2013.

NO CORPORATE SEAL

On Behalf of the Trusts, by

U.S. Bank National Association, as Trustee

Witness: Edward W Przybycien Jr.

Melissa A. Rosal, Vice President

Witness: Savas Apostolakis

By:

Deanna F. Degnan, Assistant Vice President

Attest: Dilyana Y. Vlashka, Trust Officer

#### CORPORATE ACKNOWLEDGMENT

State of Illinois

County of Cook

On this 4<sup>th</sup>th day of September, 2013, before me, the undersigned, a Notary Public in and for said County and State, personally appeared Melissa A. Rosal, Deanna F. Degnan, and Dilyana Y. Vlashka personally known to me (or proved to me on the basis of satisfactory evidence) to be the persons who executed the within instrument as Vice President, Assistant Vice President, and Trust Officer, respectively of U.S. Bank National Association, as Trustee, a national banking association, and acknowledged to me that such national banking association executed the within instrument pursuant to its by-laws or a resolution of its Board of Directors.

WITNESS my hand and official seal.

Signature:

Julia Linian

My commission expires: 01/17/2015

OFFICIAL SEAL JULIA LINIAN

Notary Public - State of Illinois
My Commission Expires Jan 17, 2015

- MASTR Asset Backed Securities Trust 2005-HE2 Mortgage Pass-Through Certificates Series 2005-HE2
- HomeBanc Mortgage Loan Trust 2006-1
- Chase Funding Mortgage Loan Asset-Backed Certificates, Securities 2004-2
- Chase Funding Mortgage Loan Asset-Backed Certificates, Securities 2004-1
- Chase Funding Mortgage Loan Asset-Backed Certificates, Securities 2003-6
- Chase Funding Mortgage Loan Asset-Backed Certificates, Securities 2003-5
- Chase Funding Mortgage Loan Asset-Backed Certificates, Securities 2003-4
- HomeBanc Mortgage Loan Trust 2005-1
- HomeBanc Mortgage Loan Trust 2004-2
- Structured Asset Securities Corporation Mortgage Pass-Through Certificates, Series 2006-GEL2
- Structured Asset Securities Corporation Mortgage Pass-Through Certificates, Series 2006-GEL1
- Structured Asset Securities Corporation Mortgage Pass-Through Certificates, Series 2006-BC4
- Residential Asset Securities Corporation, Home Equity Mortgage Asset-Backed Pass-Through Certificates, Series 2007-KS4
- Residential Asset Mortgage Products, Inc., Mortgage Asset-Backed Pass-Through Certificates, Series 2007-RP1
- Residential Asset Mortgage Products, Inc., Mortgage Asset-Backed Pass-Through Certificates, Series 2007-RP2
- Residential Asset Mortgage Products, Inc., Mortgage Asset-Backed Pass-Through Certificates, Series 2007-RP3
- Residential Asset Mortgage Products, Inc., Mortgage Asset-Backed Pass-Through Certificates, Series
   2007-RS1
- Residential Asset Mortgage Products, Inc., Mortgage Asset-Backed Pass-Through Certificates, Series 2007-RS2
- Residential Asset Mortgage Products, Inc., Mortgage Asset-Backed Pass-Through Certificates, Series 2007-RZ1
- Luminent Mortgage Trust 2007-1
- MASTR Asset Backed Securities Trust 2006-WMC3 Mortgage Pass-Through Certificates Series 2006-WMC3
- MASTR Asset Backed Securities Trust 2006-HE1 Mortgage Pass-Through Certificates Series 2006-HE1
- American Home Mortgage Investment Trust 2005-4A
- Bayview Financial Asset Trust 2008-A
- MASTR Asset Backed Securities Trust 2006-WMC4 Mortgage Pass-Through Certificates Series 2006-WMC4
- MASTR Asset Backed Securities Trust 2003-WMC2 Mortgage Pass-Through Certificates Series 2003-WMC2
- MASTR Asset Backed Securities Trust 2003-WMC1 Mortgage Pass-Through Certificates Series 2003-WMC1

Book26320/Page497

Page 4 of 4

I hereby certify that the foregoing is a true copy of the record in my office this day, Mar 06, 2014.

Sharon R. Bock, Clerk Circuit Court, Palm Beach County, Florida BY \_\_\_\_\_\_ Deputy Clerk

# Real Estate Sales Validation Form

This Document must be filed in accordance with Code of Alabama 1975, Section 40-22-1
Grantor's Name Mailing Address  WestPolu Beach, FL 33409  Grantee's Name Honrodez Investme Mailing Address  Grantee's Name Honrodez Investme Mailing Address  Grantee's Name Honrodez Investme  Grantee's Name  Honrodez Investme  Honrode
Property Address  214 Strother St.  Wilton, AL 35 1877 Total Purchase Price \$ 31,000:00  or
Actual Value \$ 0170111000009870 01/11/2017 10:20:29 AM QCDEED 8/11 or Assessor's Market Value \$
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 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.
Instructions Grantor's name and mailing address - provide the name of the person or persons conveying interest to property and their current mailing address.
Grantee's name and mailing address - provide the name of the person or persons to whom interest to property is being conveyed.
Property address - the physical address of the property being conveyed, if available.
Date of Sale - the date on which interest to the property was conveyed.
Total purchase price - the total amount paid for the purchase of the property, both real and personal, being conveyed by the instrument offered for record.
Actual value - if the property is not being sold, the true value of the property, both real and personal, being conveyed by the instrument offered for record. This may be evidenced by an appraisal conducted by a licensed appraiser or the assessor's current market value.
If no proof is provided and the value must be determined, the current estimate of fair market value, excluding current use valuation, of the property as determined by the local official charged with the responsibility of valuing property for property tax purposes will be used and the taxpayer will be penalized pursuant to Code of Alabama 1975 § 40-22-1 (h).
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). Lake Side Title, LL C
Date 12/22/16 Print 5 Hore Deter
UnattestedSignSignSign
(verified by) (Grantor/Grantee/Owner/Agent) circle one

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### CONTRACT OF SALE

This Contract of Sale ("Agreement") is made us of 21" November 2016 by Honradez Investment Group LLC ("Purchaser") with an address of PO Box 4948 West Columbia South Carolina 29171 and tax identification of 81-2592383 and Ocwen Financial ("Selier").

- 1. Purchase. Purchaser agrees to purchase the real property identified in Exhibit A (collectively, the "Properties") from Seller and Seller agrees to sell the Properties to Buyer for the total sum of \$331,000.00 (the "Purchase Price"). Subject to Purchaser's payment of the Purchase Price to Seller, Seller conveys the Properties to Purchaser by Quitelaim Deed in all states except Texas; Properties located in Texas will be conveyed by Doed Without Warranty. Purchaser shall wire the Purchase Price to Seller within one (1) business day from receipt of a fully executed copy of this Agreement.
- 2. Purchaser Acknowledgment. Purchaser hereby acknowledges that (i) the Properties are sold "AS IS". "WHERE IS" and "WITH ALL FAULTS"; (ii) Seller will not, prior or subsequent to the effective date of this Agreement, be responsible for the repair, replacement or modification of any deficiencies, malfunctions or defects in the material, workmanship or mechanical components of the structures, improvements or land including, without limitation, to any System; (iii) Purchaser is solely responsible for conducting due diligence on the Properties; (iv) Purchaser has been advised and has been given the opportunity to carefully inspect the Properties and to obtain inspection reports from qualified experts including, without limitation, reports of each System, prior to executing this Agreement; (v) Seller may be unaware of any latent or patent defects in the Properties or any appurtenant System or of any soil, geological or environmental condition; and (vi) in contracting to purchase the Properties, Purchaser has not relied upon any representation or warranty made by any of the Releasees (as defined below). "System" means heating, plumbing, air conditioning and electrical systems, fixtures, appliances, roofs, sewers, water connectivity, septic, foundation, pool or related equipment.
- 3. Purchaser's Responsibilities. Purchaser accepts the Properties subject to all known and unknown liens, taxes, fines, fees and code violations that may be outstanding or become outstanding on the Properties and agrees to pay all costs and take any remedial action required to record each deed conveyed under this Agreement including, without limitation, paying past due and future expenses on the Properties related to taxes, water, survey costs and homeowner association dues and curing defects associated with the Properties.
- 4. Indemnification. Purchaser shall indemnify, defend and hold harmless the Releasces from and against any and all actual and alleged claim, demand, action, cause of action, suit, debt, tax or other obligation, promise, agreement, cost, violation, fine, lien, damage, liability or judgment of any kind, nature or amount whether in law or equity, anticipated or unanticipated, liquidated or unliquidated, including any claimed or unclaimed compensatory damages, special, consequential or punitive damages, interest, costs, expenses and fees (including reasonable or actual attorneys' fees) (each a "Claim" and collectively, the "Claims") arising directly or indirectly from or out of or relating to (i) a breach of any obligation of Purchaser under this Agreement or (ii) the Properties. "Releasees" means Seller and Altisource Solutions Sà r.l., and their respective predecessors, principals, parents, heirs, successors, assigns, subsidiaries, affiliates, commonly controlled entities, companies, enterprises, ventures, partners, clients, insurers, investors, attorneys, officers, sharebolders, directors, agents, representatives, employees, administrators, executors and personal representatives.
- 5. Warranty. SELLER MAKES NO WARRANTY OF ANY KIND, WHETHER EXPRESS, IMPLIED, STATUTORY OR OTHERWISE IN RELATION TO THE PROPERTIES INCLUDING, WITHOUT LIMITATION, TO THE TYPE OF DWELLING OR STRUCTURE, IF ANY, LOCATED ON THE PROPERTIES.
- 6. Limitation of Liability. In no event will seller or its representatives or agents be liable for any direct, indirect, special, incidental, consequential (including loss of profits, data or business) or punitive damages, whether foreseeable or unforeseeable, arising under or relating to this agreement, regardless of whether the liability is based on breach of contract, tort, strict liability or otherwise, and even if seller has been advised of the possibility of such damages.
- 7. Release. Purchaser unconditionally, irrevocably, forever and fully releases, acquits and discharges the Releasees of and from any and all past, present and future Claims in any way related to the Properties.

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- 8. Waiver and Severability. Neither party's failure to exercise or enforce any term or condition under this Agreement will constitute a waiver of such party's right to demand strict compliance of such term or condition in the future. If any provision of this Agreement is held to be invalid or unenforceable, for any reason, such provision will be conformed to prevailing law rather than voided, if possible, in order to achieve the intent of the parties and, in any event, the remaining provisions of this Agreement will remain in full force and effect and will be binding upon the parties.
- 9. Entire Agreement. This Agreement constitutes the entire agreement and understanding of the parties with respect to the subject matter hereof and supersedes all prior and contemporaneous correspondence, discussions, agreements, representations and understandings, oral or written, relating to said subject matter. Purchaser acknowledges that because it is not relying on any statements made by Seller to Purchaser, other than in this Agreement. Purchaser shall have no basis for bringing any claim for fraud or misrepresentation in connection with any such statements. No change to this Agreement will be valid unless in writing and signed by authorized representatives of both parties.
- 10. Attorney Review. The parties acknowledge that (i) each party has had the opportunity to consult with legal counsel regarding this Agreement (ii) this Agreement resulted from an "arms' length" negotiation and (iii) this Agreement will not be construed in favor of or against a party by reason of the identity of the drafter or the extent to which a party or its advisors participated in its preparation.
- 11. Counterparts. This Agreement may be executed by the parties in any number of counterparts, including by way of facsimile, and each of which shall be deemed to be an original and all of which, collectively, will be deemed to be one and the same instrument. This Agreement may also be executed by providing an electronic signature under the terms of the Electronic Signatures Act, 15 U.S.C. § 7001 et. seq., and may not be denied legal effect solely because it is in electronic form or permits the completion of the business transaction referenced herein electronically instead of in person.

Signed, Sealed and Delivered in the presence of:

Witness

Seller

Date

Witness the parties hereto by their hands and seals in duplicate the day signed by Seller.

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### Exhibit A

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RS Loan Nbr	Stribbi	Sireet Name	<u> </u>	5	Zip	Sale price
71301758		Baines Ave	MNGSPORT	TN	37660	\$20,000
7142541429	310	Poyal S	Cinton	TN	37716	\$12,000
7100401848	1006	WKen Rd	MARION	IN	46952	\$23,000
7142223679	7190	Spanish Trl	Keystone Heights		32656	\$20,000
7140077509	732	Friendly Ra		NC	27288	\$5,500
7141667076	6111	East 675 North	BAINBRIDGE	IN	46105	\$24,000
7091096516	5534	North County Rd 75 W	LOCANSFORT	IN	46947	\$23,000
7090085270	7176	Park St	Keystone Heights	National Control of Co	32656	\$25,000
7090589966	104	N Capital St	SUFFOLK	VA	23434	\$8,000
7436571095	8318	Texanna Dr	Spartanburg	SC	29303	\$13,000
7435288600	905	Waco St	Oakdale	A	71463	\$8,000
80321953	2324	2326 W Clarke St	MILWALKEE	VVI	53206	\$3,000
307599530	1011	Broad St	Sweetwater	TN	37874	\$7,500
7131368479	1026	Woodhaven Dr	WHITEHAVEN	PA	18661	\$7,500
707331013	2330	State Park Ro	LAKELAND	Fi.	33805	\$18,000
7141206693	4520	E Hwy 904	Willamsburg	KΥ	40769	\$18,500
7413807660	214	Stother S	WILTON	AL.	35187	\$21,000
359052712	502-502	1 Washington St	LISBON	OH	44432	\$4,000
7131369659	12011	Province P	Baton Rouge	A	70816	\$28,000
7419470935	563	Roxbury Dr	Riverdale	GA	30274	\$12,000
7146066902	1529	Azalea Dr	Carksdale	WS	38614	\$14,000
7147257617	403	N Maple St	Adel	GA	31620	\$12,000
7091003330	905	Woodward Ave	Toledo	-5		\$4.00°

Total: \$331,000.00



Filed and Recorded
Official Public Records
Judge James W. Fuhrmeister, Probate Judge,
County Clerk
Shelby County, AL
01/11/2017 10:20:29 AM
\$66.00 CHERRY
20170111000009870

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