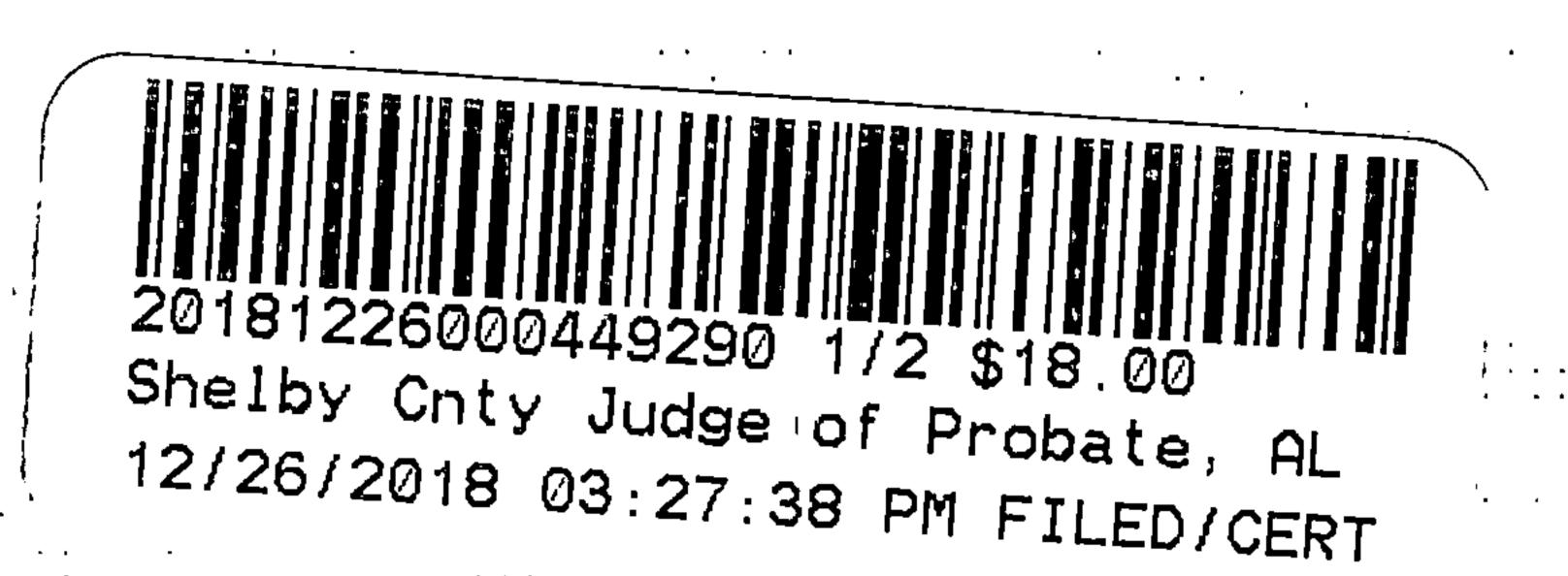
CERT: 1967812

Parcel: 13 5 21 4 008 001.000





CERTIFICATE OF LAND SOLD FOR TAXES AND PURCHASED AT TAX SALE BY AN INDIVIDUAL

RECEIPT # 43118

58/41

THE STATE OF ALABAMA,

SHELBY COUNTY, OFFICE OF PROPERTY TAX COMMISSIONER

I, DON ARMSTRONG PROPERTY TAX COMMISSIONER OF SAID COUNTY, HEREBY CERTIFY THAT THE FOLLOWING REAL ESTATE, LYING IN SAID COUNTY, TO-WIT:

PARCEL #58//13/05/21/4/008/001.000 DESCRIBED AS

LEGAL DESCRIPTION MAP NUMBER: 13 5 21 4 000 CODE1: 15 CODE2: 00 SUB DIVISON1: WYNDHAM COTTAGES PHASE 2 MAP BOOK: 27 PAGE: 002 MAP BOOK: 00 PAGE: 000 SUB DIVISON2: PRIMARY LOT: 96-A PRIMARYBLOCK: SECONDARY LOT: SECONDARYBLOCK: TOWNSHIP2 00 SECTION2 00 RANGE2 00 SECTION3 00 RANGE3 00 TOWNSHIP3 00 SECTION4 00 **TOWNSHIP4** RANGE4 ACRES 0.000 LOT DIM1 44.34 LOT DIM2 134.76 **SQ FT** 0.000

## METES AND BOUNDS:

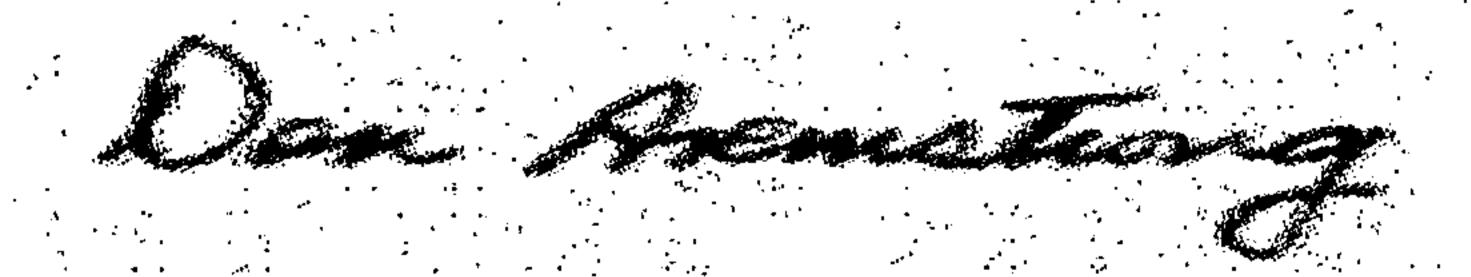
WAS ASSESSED BY THE TAX ASSESSOR OF SAID COUNTY TO **CULVERHOUSE KIMBERLY J MASSEY & MASSEY BILLY F** FOR THE STATE AND COUNTY TAXES FOR THE YEAR **2017**; THAT THE SAID TAXES BECAME DELINQUENT, AND AN APPLICATION, OF WHICH DUE NOTICE WAS GIVEN, WAS REGULARLY MADE TO THE PROBATE COURT OF SAID COUNTY FOR A DECREE FOR THE SALE OF SAID LAND FOR THE PAYMENT OF THE TAXES AND CHARGES DUE THEREON; THAT A DECREE WAS RENDERED BY SAID PROBATE COURT ON THE 12TH DAY OF FEBRUARY, 2018, FOR THE SALE OF SAID LAND AS PRESCRIBED BY LAW, AND AFTER HAVING GIVEN NOTICE OF SALE OF POSTING SAME AT THE COURTHOUSE DOOR OF SAID COUNTY, AND IN THE PRECINCT WHERE SAID LAND LIES, AT LEAST THREE WEEKS BEFORE THE DAY OF THE SALE, OR BY ADVERTISEMENT, FOR THREE CONSECUTIVE WEEKS IN THE SHELBY COUNTY REPORTER, A NEWSPAPER PUBLISHED IN SAID COUNTY AT LEAST THIRTY DAYS BEFORE THE DAY OF SALE, IN PURSUANCE OF SAID DECREE AND NOTICE OF SALE, SAID LAND WAS, ON THE 2ND DAY OF APRIL, 2018 OFFERED FOR SALE AT PUBLIC AUCTION, AT THE COURTHOUSE OF SAID COUNTY, BETWEEN THE HOURS OF 10 A.M AND 4 P.M OF SAID DAY, AND AT SAID SALE **CC1 AL LLC** BECAME THE PURCHASER OF THE ABOVE DESCRIBED LAND. **\$38,594.71** MADE UP OF THE FOLLOWING ITEMS TOWIT:

TOWHOMASSESSED	GROSS EXMT
CULVERHOUSE KIMBERLY J MASSEY & MASSEY BILLY F	STATE TAX \$75.27 \$26.00 \$49.27
	## COUNTY TAX: \$71.85
9166 BROOKLINE LN	SCHOOL TAX: \$185.28 \$0.00 \$185.28
HELENA, AL 35080	DIST SCHOOL TAX \$162.12 \$0.00 \$162.12
	CITY TAX 06 \$57.90 \$57.90 \$57.90
ASSESSED VALUE \$11,580.00	FOREST TAX \$0.00 \$0.00 \$0.00
CURRENT USE VALUE	TOTAL TAX \$567.42 \$41.00 \$526.42
MARKET VALUE \$115,800.00	HOSPITAL TAX \$0.00 \$0.00 \$0.00
15% LIMIT \$17,370.00	AMD778 TAX \$0.00 \$0.00 \$0.00
	INTEREST \$15.79
MUNICIPALITY CODE : 06	COLLECTOR FEE : \$15.00
ASSESSMENT CLASS 03	ADVERTISING \$25.50
STATE MILLAGE RATE 6.5	PROBATE FEE \$5.00
COUNTY MILLAGE RATE 7.5	CERT MAIL \$7.00
SCHOOL MILLAGE RATE	BAD CHECK \$0.00
DIST SCHOOL MILLAGE RATE 14	************************************
MUNICIPAL: MILLAGE RATE. 5	TOTAL DUE \$594.71
TOTAL MILLAGE RATE	OVERBID \$38,000.00
	TOTAL SALE \$38,594.71

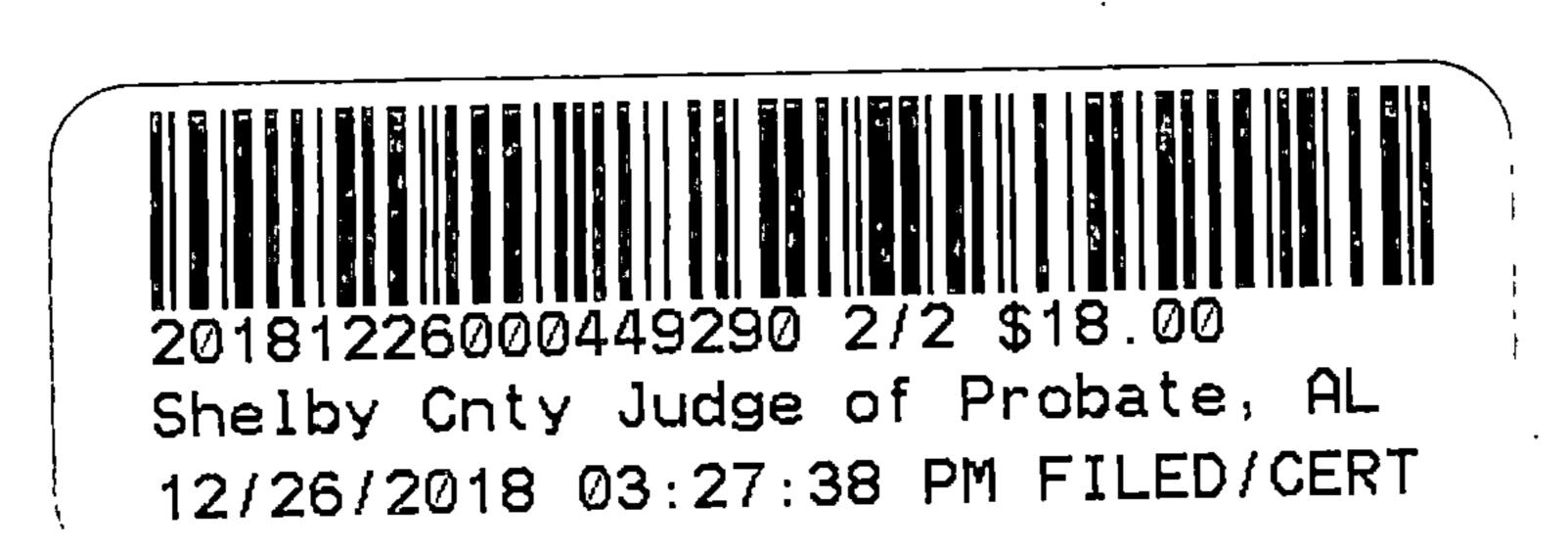
GIVEN UNDER MY HAND, THIS 10TH DAY OF APRIL, 2018

SHELBY COUNTY

DDODEDTY TAY COMMISSION



"In the event of the tax sale of owner-occupied property that is taxed as Class III, the certificate shall provide notice that (1) the class III tax status shall remain in effect for the property throughout the period allowed for redemption as long as the property is used as an owner-occupied residence, and (2) for any period or periods following the tax sale that the property is not used as Class III property, as defined in Section 40-8-1, the property will be classified, assessed, and taxed as Class II property."



## TRANSFER CERTIFICATE TO ANOTHER INDIVIDUAL OR COMPANY

I, <u>CC1 AL LLC</u> , do hereby transfer all my rights, title and interest in the real estate described on
the reverse side of this certificate to <u>Cazenovia Creek Funding II, LLC</u> .
Am Mul
James P. Meeks, Authorized Representative
Movember 30, 2018
Date
HANNAH KERCE  Notary Public-State of South Carolina  My Commission Expires  August Valce
October 20, 2027 10 20 2027 Notary Public
My Commission Expires