

_____[Space Above This Line for Recording Data]_____
This Document Prepared By: REGINA MCKAY
BANK OF AMERICA
MC: FL1-908-01-05
4909 SAVARESE CIR.
TAMPA, FL 33634
(800) 444-4302
Tax/Parcel #: NA
When Recorded Mail To:
PHH MORTGAGE C/O NATIONWIDE
TITLE CLEARING, LLC
2100 ALT. 19 NORTH
PALM HARBOR, FL 34683

ASSIGNMENT OF MORTGAGE

For Value Received, **FIRST FRANKLIN FINANCIAL CORPORATION**, the undersigned holder of a Mortgage (herein "Assignor") whose address is **4909 SAVARESE CIRCLE, TAMPA, FL 33634**, does hereby grant, sell, assign, transfer and convey, unto **WELLS FARGO BANK, N.A., AS TRUSTEE FOR FIRST FRANKLIN MORTGAGE LOAN TRUST MORTGAGE LOAN ASSET-BACKED CERTIFICATES, SERIES 2004-FF1, WHOSE ADDRESS IS C/O PHH MORTGAGE CORPORATION, ITS SUCCESSORS AND ASSIGNS** (herein "Assignee"), whose address is **5720 PREMIER PARK DRIVE, WEST PALM BEACH, FL 33407**.

A certain Mortgage dated **JULY 31, 2003** having been given to secure payment of **\$66,300.00**, which Mortgage is recorded on **AUGUST 19, 2003** in **INSTRUMENT NO. 20030819000545370** of the official Records of **SHELBY COUNTY**, State of **ALABAMA**, made and executed by **MINNIE L. HALL, SINGLE**, upon the following property located at **256 COUNTY ROAD 62 SE, HARPERSVILLE, ALABAMA 35078** and situated in **SHELBY County, State of ALABAMA**.

TO HAVE AND TO HOLD the same unto Assignee, its successor and assigns, forever, subject only to the terms and conditions of the above-described Mortgage.



IN WITNESS WHEREOF, the undersigned has caused this Assignment of Mortgage to be executed on

4/25/2023
Date

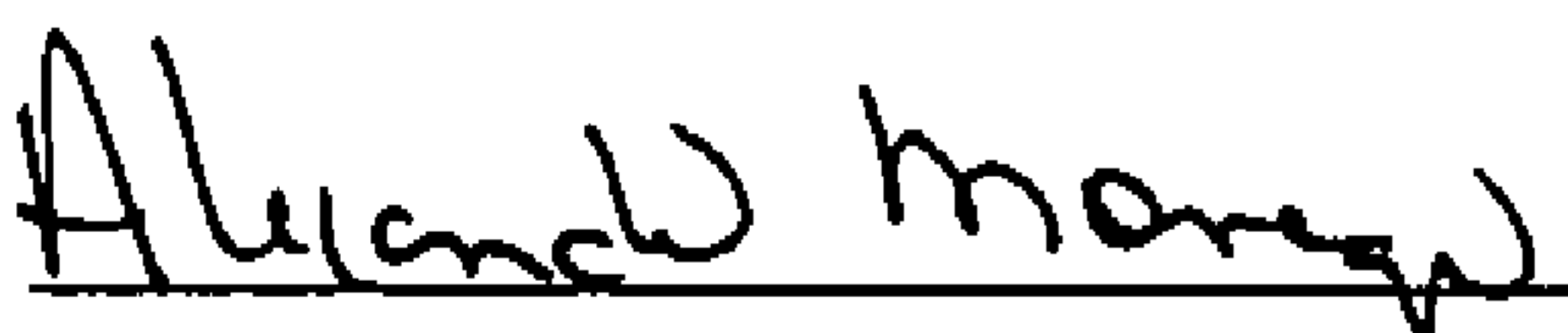
FIRST FRANKLIN FINANCIAL CORPORATION

By: 
(Signature)
REGINA MCKAY
ASSISTANT VICE PRESIDENT

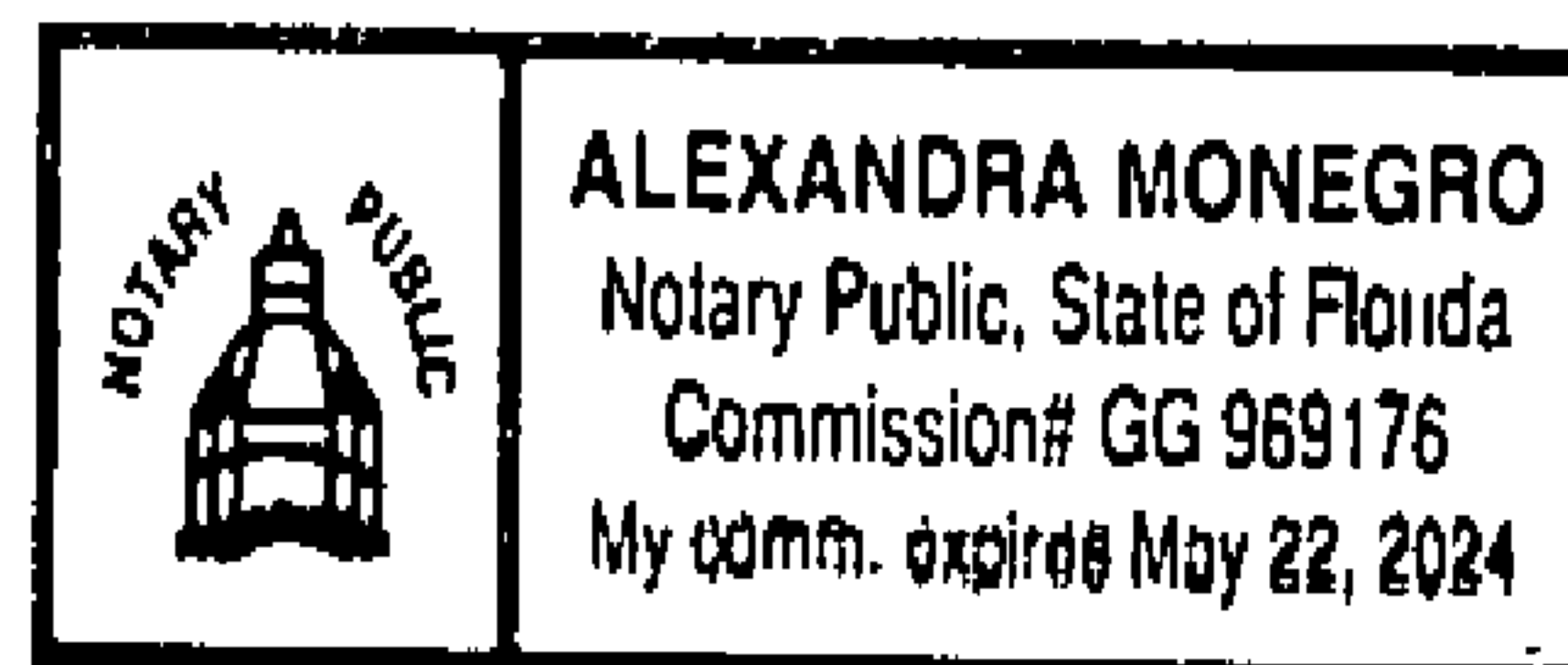
_____[Space Below This Line for Acknowledgments]_____

STATE OF FLORIDA
COUNTY OF HILLSBOROUGH

The foregoing instrument was acknowledged before me by means of ☒ physical presence or
☐ online notarization, this 25 day of April, 2023,
by REGINA MCKAY as ASSISTANT VICE PRESIDENT for FIRST FRANKLIN
FINANCIAL CORPORATION.


(Signature of Notary Public - State of Florida)

Alexandra Monegro



(Print, Type, or Stamp Commissioned Name of Notary Public)

Personally Known OR Produced Identification

Type of Identification Produced — N/A —



Exhibit A

Legal Description:

Commence at the Northwest corner of the NW $\frac{1}{4}$ of the SW $\frac{1}{4}$, Section 27, Township 19 South, Range 2 East; thence run East along the North line of said $\frac{1}{4}$ - $\frac{1}{4}$ Section a distance of 752.81 feet; thence turn a deflection angle of 90 deg. 10 min. to the right and run a distance of 1619.18 feet; thence turn a deflection angle of 90 deg. 00 min. to the right, and run a distance of 100.00 feet; thence turn deflection angle of 90 deg. 00 min. to the left and run a distance of 378.03 feet to the Northwest right of way line of Shelby County, Hwy No. 62; thence turn a deflection angle of 113 deg. 53 min. to the left and run along said Hwy. R/W a distance of 21.87 feet, to the point of beginning; thence continue along said Hwy. R/W a distance of 134.31 feet; thence turn a deflection angle of 66 deg. 07 min. to the left and run a distance of 314.80 feet; thence run a deflection angle of 90 deg. 00 min. to the left and run a distance of 22.81 feet; thence turn a deflection angle of 90 deg. 00 min. to the left and run a distance of 20.00 feet; thence turn a deflection angle of 90 deg. 00 min. to the right and run a distance of 100.00 feet; thence turn a deflection angle of 90 deg. 00 min. to the left and run a distance of 349.18 feet, to the point of beginning. Situated in the W $\frac{1}{2}$ of the SW $\frac{1}{4}$, Section 27, Township 19 South, Range 1 East, Shelby County, Alabama.



Filed and Recorded
 Official Public Records
 Judge of Probate, Shelby County Alabama, County
 Clerk
 Shelby County, AL
 04/28/2023 02:56:07 PM
 \$28.00 PAYGE
 20230428000125650

Allen S. Bayl

