

RETURN TO: Magnolia Title Services, Inc., 3141 Lorna Road, #202, Birmingham, AL 35216

**REAL ESTATE LIEN ASSIGNMENT**

State of Louisiana

Parish of Rapides

KNOW ALL MEN BY THESE PRESENT THAT **Southern Mortgage Company**, the "Transferor", whether one or more, for and in consideration of the sum of **Fifty-Four Thousand, Four Hundred Fifty and 00/100 Dollars (\$54,450.00)**, paid to the Transferor by **Morcap, Inc.** (the "Transferee"), the receipt of which is hereby acknowledged, does hereby **TRANSFER, SET OVER AND ASSIGN** unto the Transferee that certain **FIRST Mortgage** (the "Lien") from **Aubrey Perrigan and Paula G. Perrigan to Southern Mortgage Company**, dated August 14, 1998 recorded in Mortgage Book 1998 at Page 36397 of the records in the office of the Judge of Probate, of Shelby County, Alabama

AND, the Transferor does hereby **REMIT, RELEASE AND QUITCLAIM** unto the Transferee all of the right, title and interest of the Transferor in and to the premises and property designated in the Lien, it being the intention of the undersigned to transfer to the Transferee the said debt

AND, the Transferor represents and warrants to the Transferee that (1) the Lien has not been amended, (2) that there have been no defaults under the Lien, (3) that the transferor has made no prior assignments of the Lien, (4) that the Transferor has good and lawful right to assign the same, (5) that there are no liens superior to the Lien except (X) **None**, (6) that all disclosures and notices required by the Federal Consumer Credit Protection Act and by the regulations of the Board of Governors promulgated pursuant thereto have been properly made and given in regard to the Lien, and that all other laws, rules and regulations applicable to the lien have been fully and faithfully complied with.

The transferor hereby warrants the unpaid balance of said note to be not less than **\$54,450.00**.

IN WITNESS WHEREOF, the Transferor has executed this Assignment and set the Transferors hand and seal on this the 20th day of August, 1998

**Southern Mortgage Company**

BY Royce C. McNeal, Jr.  
Royce C. McNeal, Jr., President

State of Louisiana

Parish of Rapides

I, the undersigned Notary Public, in and for said County in said State, hereby certify that **Royce C. McNeal, Jr.**, President of **Southern Mortgage Company**, and who is known to me, acknowledged before me on this day, that being informed of the contents of the conveyance, he in his capacity as such officer executed and delivered the foregoing Assignment of Deed of Trust on the day the same bears date, with full authority for and as the act of said corporation after first having been duly authorized so to do.

GIVEN UNDER MY HAND AND SEAL, this 20th day of August, 1998

Kathy Brown Dutton  
NOTARY PUBLIC

My commission expires At Death

09/17/1998-36398  
10:45 AM CERTIFIED  
SHELBY COUNTY JUDGE OF PROBATE