

This Document Prepared by:
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Birmingham, AL 35226
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Send Tax Notice To:
Michael Finlayson
2104 Montreat Lane, Apt. D
Vestavia Hills, AL 35216

**NORTH SHELBY COUNTY FIRE & EMERGENCY
MEDICAL DISTRICT SERVICE FEES SALE DEED**

KNOW ALL MEN BY THESE PRESENTS:

WHEREAS, the property hereinafter described was duly assessed for North Shelby County Fire & Emergency Medical District service charges under the provisions of *'Section 62 of Act 62 of the 1977 First Special Session of the Alabama Legislature of the State of Alabama, as amended ("Act 62")'*; and

WHEREAS, the assessment aforesaid, upon said property hereinafter described, remained due and unpaid and delinquent as the date of the sale thereof, as hereinafter set forth; and

WHEREAS, at the time of this sale the said property according to the Shelby County Tax Assessor's records, is being assessed in the name of Robert & Wendy Mitchell; and

WHEREAS, by virtue of the authority vested in him by law, the President, Dodd Adair, of the Board of Trustees of the North Shelby County Fire & Emergency Medical District, or his designee, did on the 03rd day of December, 2009 at a sale begun and publicly held on said day, commencing at 1:00 o'clock P.M. in the after-noon and continuing within the legal hours of sale, offer for sale at the fire hall located at 4617 Valleydale Road - Birmingham, AL 35242, to the highest bidder for cash, the property hereinafter described, for the purpose of paying said assessment and the interest and all cost then due and remaining unpaid on said property, after having first given notice once a week for three consecutive weeks by publication in the Shelby County Reporter, a newspaper published and of general circulation in Shelby County, Alabama that the said President of the Board of Trustees and/or his designee, would sell said property at the aforesaid time and place for the aforesaid purpose to the highest bidder for cash; and

WHEREAS, at the time and place, Michael Finlayson, bid and offered to pay the sum of One-Thousand-Fifty-Four and 97/100ths (\$1,054.97) Dollars, in cash, for the hereinafter described property, which was the highest cash bid therefor. (The amount of said assessment was Eight-Hundred-Twelve and 17/100ths (\$812.17) Dollars with the 2009-2010 fire service fees being an additional assessment in the amount of Two-Hundred-Forty-Two and 80/100ths (\$242.80).

NOW, THEREFORE, the said President of the Board of Trustees, Dodd Adair, of the North Shelby County Fire & Emergency Medical District, or his designee, in his official capacity, and for and on behalf of the said North Shelby County Fire & Emergency Medical District, and for and in consideration of said sum to me as President of the Board of Trustees of the North Shelby County Fire & Emergency Medical District in hand paid by said purchaser, the receipt of which is hereby acknowledged, I hereby grant, convey, assign and quitclaim the interest of Robert & Wendy Mitchell, or the legal owner whose duty it was to pay said fire dues and all interest contemplated to be sold pursuant to Act 62 and Code of Alabama, 1975, as

amended, § 11-88-80 to Michael Finlayson the following described real estate situated in Shelby County, Alabama, to-wit:

STREET ADDRESS: 2375 Ridge Trail
PID 10-1-01-0-003-023
LEGAL: Lot 23-A, according to Resurvey of Lots 23 and 24, the Ridge at Meadow-Brook, First Sector, as recorded in MB 15, Pg 85
(If the above descriptions differ the legal description will be followed)

TO HAVE AND TO HOLD, unto said Grantee, Michael Finlayson, his successor and assigns, subject to, however, all rights of redemption, as provided by Alabama Law.

IN WITNESS WHEREOF, the President of the Board of Trustees, Dodd Adair, of the North Shelby County Fire & Emergency Medical District, have hereunto set his hand and official seal this the 10 day of December, 2009.

NORTH SHELBY COUNTY FIRE
& EMERGENCY MEDICAL DIST.
A Public Corporation organized
Under the laws of the State of Ala.

By: *D. Adair*
Its President, Dodd Adair

State of Alabama
Jefferson County

I, the undersigned authority, in and for said County in said State, hereby certify that the President of the Board of Trustees, Dodd Adair, of the North Shelby County Fire & Emergency Medical District, 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 in his official capacity as President and as Attorney in Fact for the Board of Trustees of the North Shelby County Fire & Emergency Medical District and with full authority, executed this instrument voluntarily on the day the same bears date as an official act as President and as attorney in fact of said public corporation.

Given under my hand and official seal this the 10 day of December, 2009..

Shelby County, AL 12/30/2009
State of Alabama
Deed Tax : \$1.50

Dianne B. Alexander
NOTARY PUBLIC ALABAMA STATE AT LARGE
MY COMMISSION EXPIRES:


20091230000476850 2/2 \$15.50
Shelby Cnty Judge of Probate, AL
12/30/2009 02:02:29 PM FILED/CERT