

**Bank of America**      **CM #: 253676**

20120820000307030 1/3 \$20.00  
Shelby Cnty Judge of Probate, AL  
08/20/2012 10:41:07 AM FILED/CERT

Andy Saag  
Sirote & Permutt, P.C.  
2311 Highland Avenue South  
P. O. Box 55727  
Birmingham, AL 35255-5727

COUNTY OF SHELBY )

KNOW ALL MEN BY THESE PRESENTS: That, for and in consideration of One Dollar (\$1.00) and other valuable consideration, the receipt whereof is hereby acknowledged, the undersigned Grantor, **Bank of America, N.A., successor by merger to BAC Home Loans Servicing, L.P. f/k/a Countrywide Home Loans Servicing, L.P.**, does hereby grant, bargain, sell, and convey unto Grantee, **The Secretary of Housing and Urban Development, his Successors and Assigns**, the following described real estate situated in the County of Shelby, State of Alabama, to-wit:

TO HAVE AND TO HOLD, the above-described property together with all and singular the tenements, hereditaments, and appurtenances thereupon belonging or in any wise appertaining unto the said Grantee, its successors and assigns, forever.

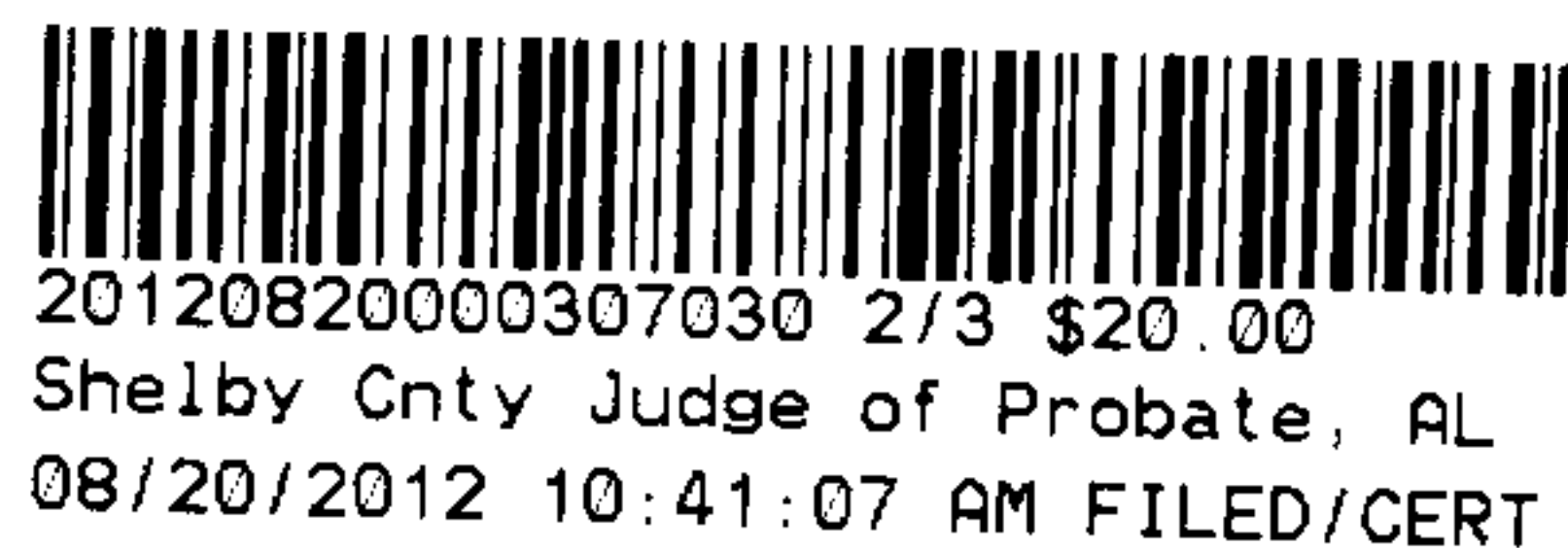
**\*253676\* \*SWD\* \*Y**

IT IS EXPRESSLY UNDERSTOOD AND AGREED by and between the parties hereto that this conveyance is subject to any outstanding rights of redemption from foreclosure sale, and that this deed contains no warranty except against the acts of the said Grantor, and all persons claiming by, through, or under it. Executed on this \_\_\_\_\_ day of JUL 11 2012, 2012.

**BANK OF AMERICA, N.A., SUCCESSOR BY  
MERGER TO BAC HOME LOANS  
SERVICING, L.P. F/K/A COUNTRYWIDE  
HOME LOANS SERVICING, L.P.**

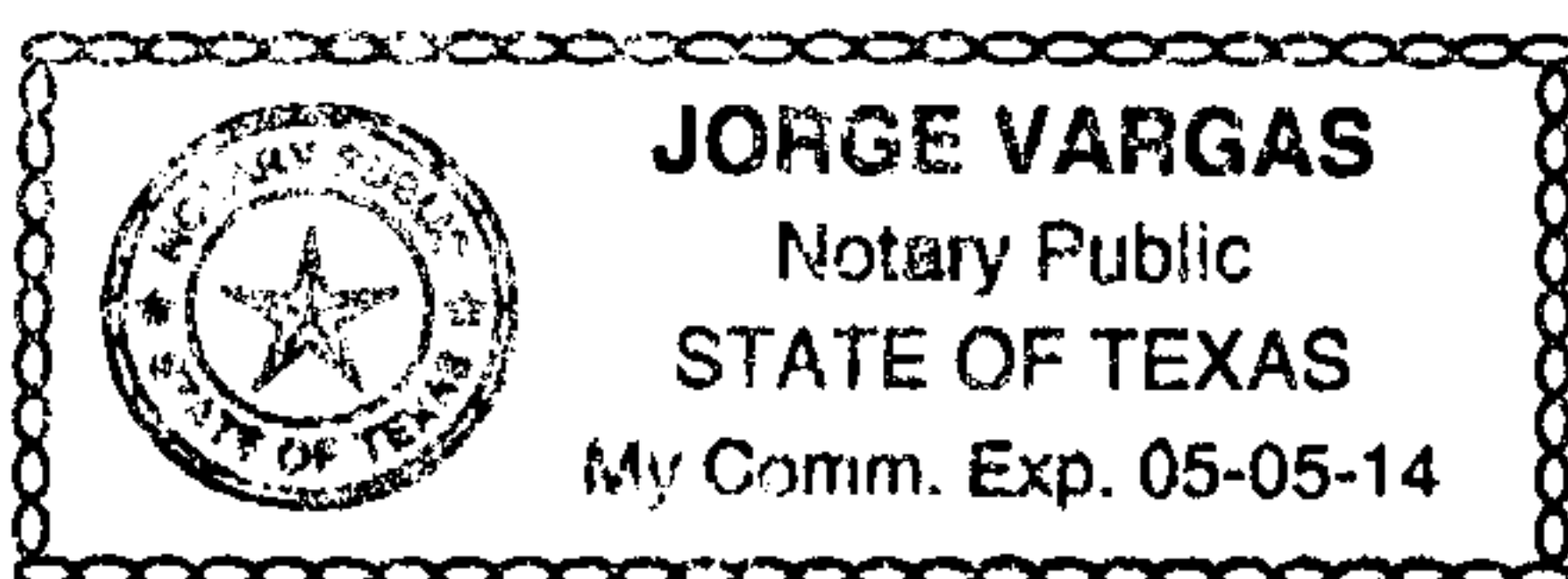
By: *MK Chavarria*  
Its: MARY KAY CHAVARRIA, ASST. VICE PRESIDENT

STATE OF Texas )  
Collin )  
COUNTY OF \_\_\_\_\_ )



I, JORGE VARGAS, a Notary Public in and for said County in said State, hereby certify that MARY KAY CHAVARRIA, whose name as ASST. VICE PRESIDENT of Bank of America, N.A., successor by merger to BAC Home Loans Servicing, L.P. f/k/a Countrywide Home Loans Servicing, L.P., 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/she, as such ASST. VICE PRESIDENT, and with full authority, executed the same voluntarily for and as the act of said ASST. VICE PRESIDENT.

Given under my hand this the \_\_\_\_\_ day of JUL 11 2012, 2012.



*Jorge Vargas*  
Notary Public  
My Commission Expires: MAY 05 2014

Grantee's Address:  
Secretary of Housing and Urban Development  
c/o Michaelson, Connor & Boul  
4400 Will Rogers Parkway  
Suite 300  
Oklahoma City, OK 73108-183



# Real Estate Sales Validation Form

This Document must be filed in accordance with Code of Alabama 1975, Section 40-22-1

Grantor's Name Bank of America, N.A.,  
successor by merger to BAC  
Home Loans Servicing, L.P. f/k/a  
Countrywide Home Loans  
Servicing, L.P.  
c/o Bank of America

Mailing Address 7105 Corporate Drive, Mail Stop  
PTX-C-35  
Plano, TX 75024

Property Address 240 Cambrian Ridge Trail  
Pelham, AL 35124

Grantee's Name Secretary of Housing and Urban  
Development

Mailing Address 4400 Will Rogers Parkway  
Suite 300  
Oklahoma City, OK 73108-183

Date of Sale 07/11/2012

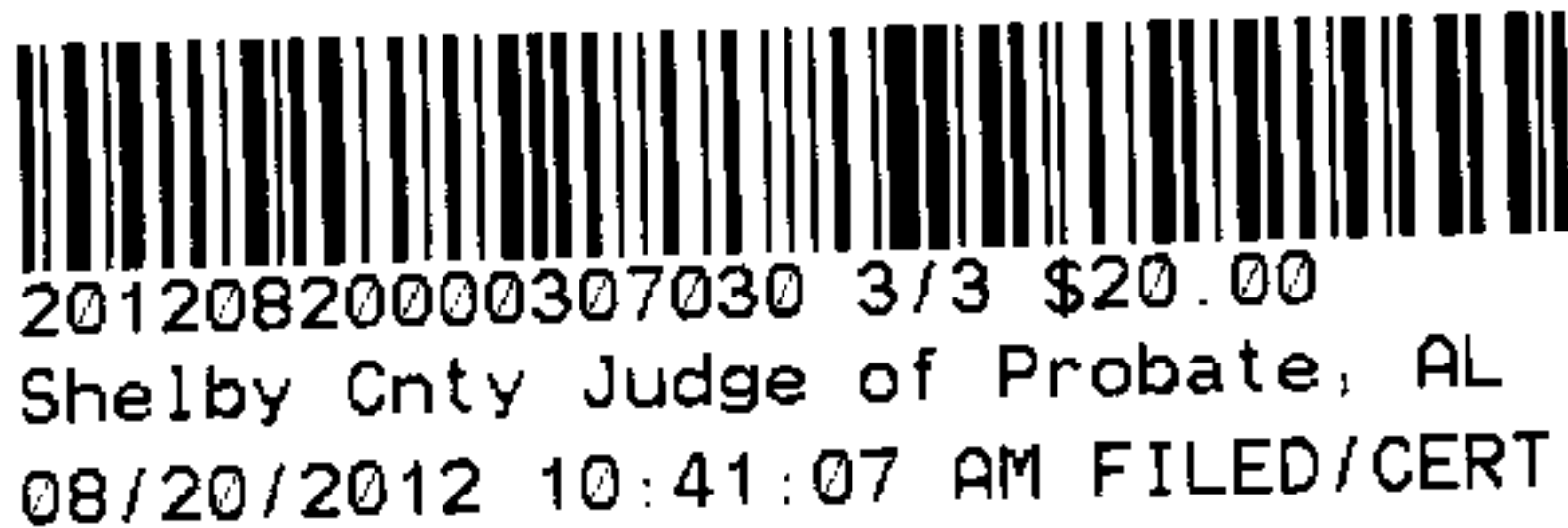
Total Purchase Price \$157,569.31

or

Actual Value \$                     

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 Foreclosure Deed  
☐ 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).

Date 8/16/2012

☐ Unattested  
☐ (verified by)                                     

Print Derick Hunt, title specialist

Sign   
(Grantor/Grantee/Owner/Agent) circle one