

20120921000360490 1/3 \$94.50
Shelby Cnty Judge of Probate, AL
09/21/2012 08:02:10 AM FILED/CERT

This instrument prepared by:
William S. Hereford
Burr & Forman LLP
3400 Wachovia Tower
420 North 20th Street
Birmingham, Alabama 35203

TITLE NOT EXAMINED
Send Tax Notice To:

Regions Bank
P.O. Box 10063
RCN4 Mail Code ALBH40402B
Birmingham, Alabama 35202-0063

QUITCLAIM DEED

STATE OF ALABAMA)

COUNTY OF SHELBY)

KNOW ALL MEN BY THESE PRESENTS, That for and in consideration of the sum of Seventy-Six Thousand Forty-Two and 72/100 Dollars (\$76,042.72), together with other good and valuable consideration, the receipt of all of which is hereby acknowledged, **Plymouth Park Tax Services LLC** ("GRANTOR"), does hereby remise, release, and quitclaim unto **Regions Bank** ("GRANTEE"), all of its right, title and interest, if any, in and to the following described real property, situated in Shelby County, Alabama, to wit:

SHELBY COUNTY PARCEL #: 58/10/06/14/0/002/114.000

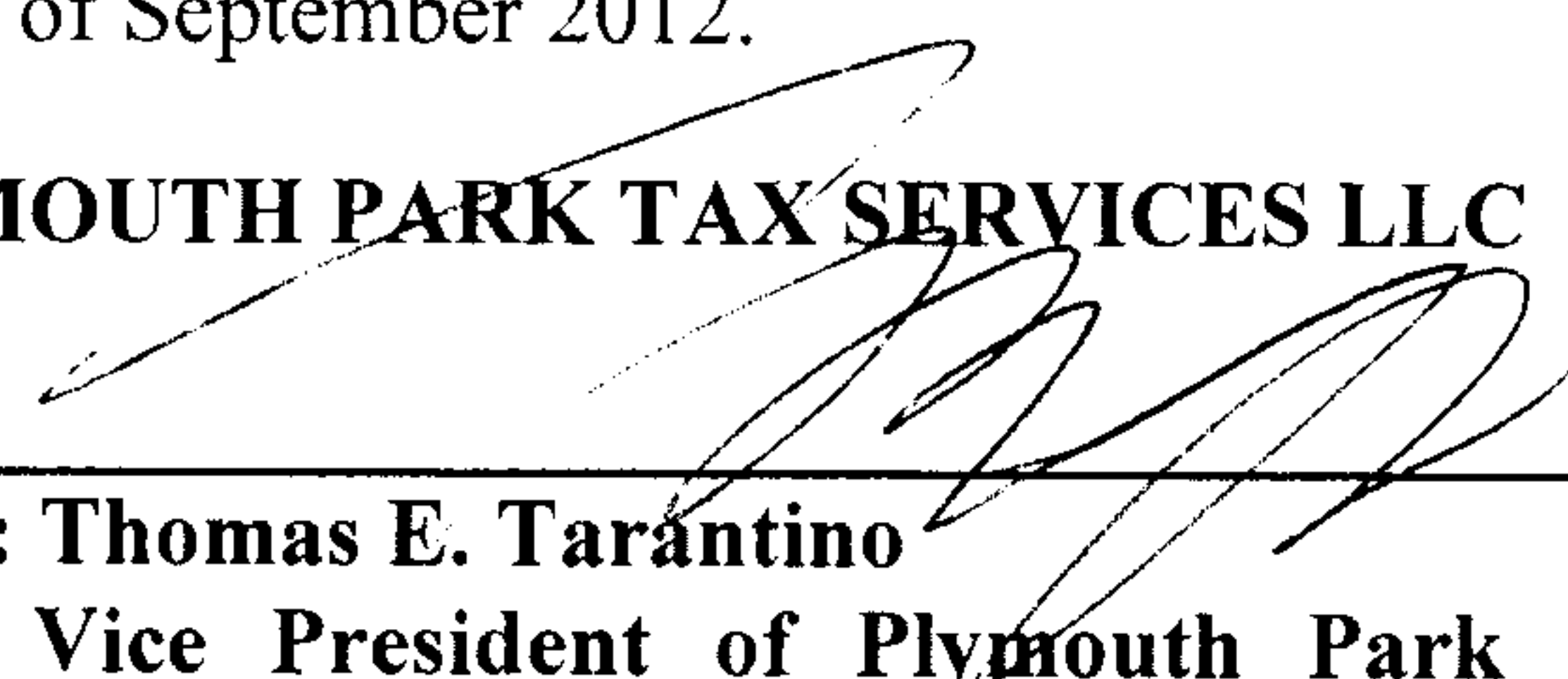
LEGAL DESCRIPTION: Lot 1, Block 2, according to the Map and Survey of Sunny Meadows, Phase Two, as recorded in Map Book 8, Page 19 A&B, in the Probate Office of Shelby County, Alabama.

This deed conveys any and all interests of Grantor in such property and is delivered WITHOUT REPRESENTATION OR WARRANTY REGARDING THE CONDITION OF THE PROPERTY OR THE TITLE THERETO.

TO HAVE AND TO HOLD to said Grantee forever.

Given under my hand and seal, this 17th day of September 2012.

PLYMOUTH PARK TAX SERVICES LLC

By: 
Name: Thomas E. Tarantino
Title: Vice President of Plymouth Park Tax Services LLC

300 Convergence Way, Floor 1
Whippany, New Jersey 07981

Shelby County, AL 09/21/2012
State of Alabama
Deed Tax: \$76.50

STATE OF NEW JERSEY)

MORRIS COUNTY)

I, Theresa A. Fleming, a Notary Public in and for said County, in said State, hereby certify that Thomas E. Tarantino, whose name is signed to the foregoing conveyance as Vice President of Plymouth Park Tax Services LLC, and who is known to me, acknowledged before me on this day, that, being informed of the contents of this conveyance, he executed the same voluntarily on the day same bears date, as the authorized representative and as the act of Plymouth Park Tax Services LLC.

Given under my hand and seal this 7 day of September 2012.

Theresa A. Fleming
Notary Public
My commission expires: 03/16/2017



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Real Estate Sales Validation Form

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

Grantor's Name Plymouth Park Tax Services LLC
Mailing Address 300 Convergence Way, Fl 1
Whippany, NJ 07981

Grantee's Name Regions Bank
Mailing Address P.O. Box 10063
RCN4 Mail Code ALBH40402B
Birmingham, Alabama 35202-0063

Property Address 5200 Meadow Gardens Lane
Birmingham, Alabama 35242

Date of Sale September 17, 2012

Total Purchase Price \$76,042.72

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
☐ Sales Contract
☐ Closing Statement

☒ Appraisal
☒ Other Tax Sale Redemption Repurchase from
tax sale.

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 9/20/12

Print William S. Heretford

☐ Unattested

(verified by)

Sign

(Grantor/Grantee/Owner/Agent) circle one

Form RT-1