


Prepared by:
Bradley Arant Boult Cummings LLP
1819 Fifth Avenue North
Birmingham, Alabama 35203


20121029000414050 1/3 \$19.00
Shelby Cnty Judge of Probate, AL
10/29/2012 10:50:05 AM FILED/CERT

After recording, please return to:
Anderson, McCoy & Orta, P.C.
100 North Broadway, Suite 2600
Oklahoma City, Oklahoma 73102
Telephone: 888.236.0007

ASSIGNMENT OF MORTGAGE

This ASSIGNMENT OF MORTGAGE (this "Assignment") is made as of September 27, 2012, by **REGIONS BANK**, an Alabama banking corporation, as successor by merger to AmSouth Bank, having an address of 1900 5th Avenue North, 9th Floor, Birmingham, Alabama 35203, Attention: Wade Parker ("Assignor"), to **SCARLET PORTFOLIO, LLC**, a Delaware limited liability company, having an address of c/o Sabal Financial Group, L.P., 465 N. Halstead, Suite 130, Pasadena, California 91107 ("Assignee").

In consideration of Ten and No/100 Dollars (\$10.00) and other good and valuable consideration, the receipt and sufficiency of which are hereby acknowledged, Assignor hereby assigns to Assignee all of its right, title and interest in and to that certain Mortgage, Assignment of Rents and Leases, and Security Agreement dated July 26, 2002, by JR Enterprises, LLC, a limited liability company, to AmSouth Bank, as recorded as Instrument No. 20020730000354350, in the Office of the Judge of Probate of Shelby County, Alabama, as amended by that certain Amendment to Mortgage, Assignment of Rents and Leases and Security Agreement dated November 27, 2002, by JR Enterprises, LLC in favor of AmSouth Bank, as recorded as Instrument No. 20021203000601930, in the Office of the Judge of Probate of Shelby County, Alabama, as may have been partially released or further modified from time to time (the "Mortgage"). Exhibit A attached hereto is the legal description attached to the Mortgage and is attached hereto for reference purposes, less and except any and all portions released subsequent to the date of the Mortgage.

TO HAVE AND TO HOLD the same unto Assignee and to the successors, legal representatives and assigns of Assignee forever.

This Assignment is made without recourse to, or any representation or warranty by, Assignor in any event whatsoever.

[REMAINDER OF PAGE INTENTIONALLY LEFT BLANK.]

IN WITNESS WHEREOF, Assignor has caused these presents to be executed in its name, by its proper officer thereunto duly authorized, the day and year first above written.

Witnesses:

REGIONS BANK,
an Alabama banking corporation

Debbie Upchurch

Debbie Upchurch

Print Name

Lynn Higginbotham

Lynn Higginbotham

Print Name

By: Wade Parker

Name: Wade Parker

Title: Senior Vice President

STATE OF ALABAMA)

JEFFERSON COUNTY)

I, the undersigned, a Notary Public in and for said county in said State, hereby certify that Wade Parker, whose name as Senior Vice President of **Regions Bank**, an Alabama banking corporation, is signed to the foregoing instrument and who is known to me, acknowledged before me on this day that, being informed of the contents of said instrument, he, as such officer and with full authority, executed the same voluntarily for and as the act of said corporation.

Given under my hand and official seal this 2 day of October, 2012.

Bethany K. Bartlett
Notary Public

AFFIX SEAL

MY COMMISSION EXPIRES MARCH 29, 2016

My commission expires: _____

EXHIBIT A

Legal Description

Lot 3-A, according to the Amended Plat of a Resurvey of Lots 3 and 4, Helena Market Subdivision as recorded in Map Book 26, Page 107, in the Probate Office of Shelby County, Alabama.

The property described on this Exhibit A may have been modified or released since the date of recordation of the Mortgage.

