

STATE OF ALABAMA

SHELBY COUNTY



20130925000385630 1/6 \$29.00
Shelby Cnty Judge of Probate, AL
09/25/2013 11:22:50 AM FILED/CERT

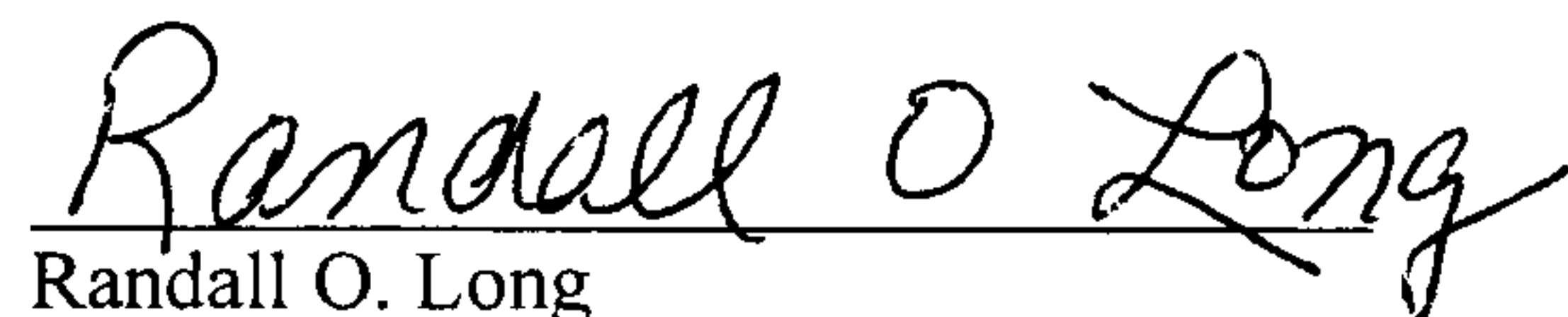
AFFIDAVIT OF SATISFACTION OF MORTGAGE

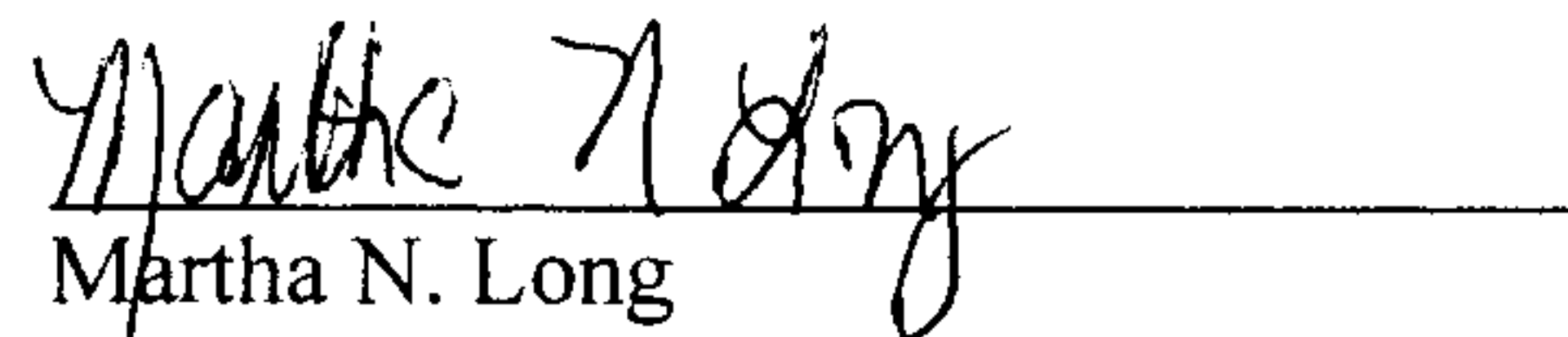
BEFORE ME, the undersigned Notary Public in and for said County and State, personally appeared Randall O. Long and Martha N. Long who are known to me, and being duly sworn, depose and state under oath as follows:

1. Our names are Randall O. Long and Martha N. Long and we are residents and citizens of Shelby County, Alabama, and are both above the age of 21 years. We make this affidavit based on our own personal knowledge.
2. We own that real property located at: 1001 Oak Tree Road, Birmingham, Alabama and is further described as follows:

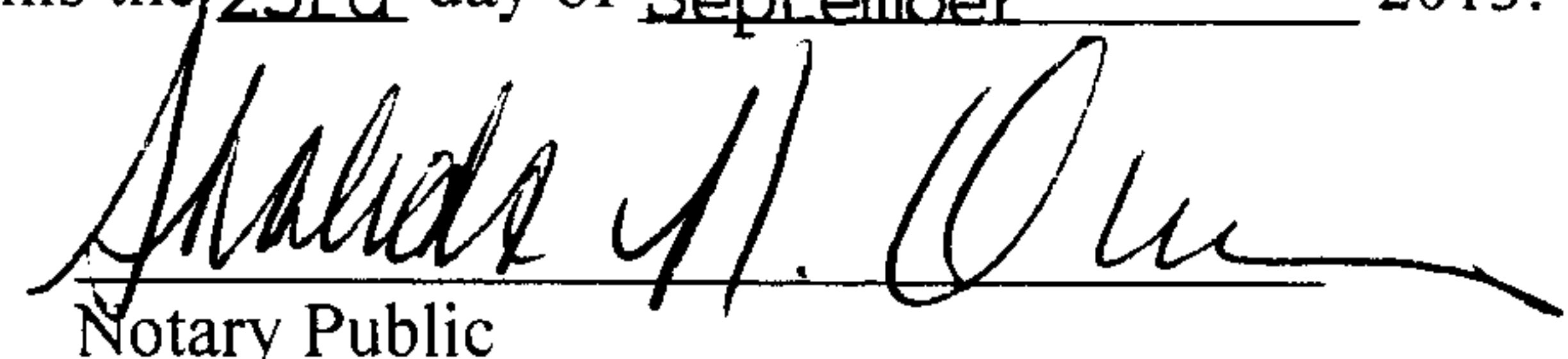
Lot 3129, according to the Survey of Riverchase Country Club 31st Addition, as recorded in Map Book 18, Page 122, in the Probate Office of Shelby County, Alabama.
3. On or about April 8, 1997, we executed a mortgage in favor of Bank of Alabama, in the amount of \$135,000.00 on the above described property securing the said debt executed by us that was recorded in Inst. No. 1997-11953 in the Probate Office of Shelby County, Alabama. Upon information and belief, the said mortgage was transferred and assigned to GMAC Mortgage Corporation, by an instrument recorded in Instrument No. 1998-02679.
4. The debt dated April 8, 1997 in the original amount of \$135,000.00 has been paid in full as of July 1998 as a result of refinancing said mortgage by CitiMortgage as shown by settlement statement attached herewith. Since that time, we have been unable to obtain a mortgage satisfaction from the said GMAC Mortgage Corporation or Bank of Alabama despite a diligent effort.
5. Since the time of the above referenced payoff, we have not been contacted by representatives of GMAC Mortgage Corporation, Bank of Alabama, or their successors or assigns or representatives of any other entity that would indicate that a balance is owed.
6. We hereby further agree to indemnify and hold harmless and make whole, any party who sustains a loss as a result thereof including but not limited to; America's First Federal Credit Union, Magic City Title, Inc., and Commonwealth Land Title Insurance Company.

Further the affiants saith not.


Randall O. Long


Martha N. Long

SWORN TO AND SUBSCRIBED BEFORE ME, on this the 23rd day of September 2013.


Notary Public

Commission Expires: 10-17-2016



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July 31, 1998



Randall O. Long
Martha Nall Long
1001 Oak Tree Road
Hoover, AL 35244

Re: Loan No: 305980595

Dear Randall O. Long and Martha Nall Long:

We are pleased to acknowledge receipt of the payoff for the referenced loan. The funds received were applied in the following manner:

Principal	\$127,906.87
Gross Interest	561.13
Escrow Deposit	240.48
Other Fees - Accrued	10.00
Pof Rec Fee Paid By Homeowner	5.00

Total Receipt Amount \$128,723.48

The process of discharging your lien from public records will begin following clearance of the payoff check. To ensure prompt recording of the discharge, we will be sending it directly to the recordation office where the lien was filed. You will receive a letter indicating when this process is complete. If you used another party to close your loan, you may want to notify that party once you receive our letter as we will not be notifying them. If you have any questions regarding this process please direct them to the Lien Release Department.

~~Please instruct your insurance company or agent to delete GMAC Mortgage Corporation from your hazard insurance policy, as our mortgagee interest has been satisfied. Also, contact your treasurer's office to make arrangements regarding future tax payments.~~

Thank you for your patronage. We look forward to serving you in the future.

Sincerely,

Linda L. Hunstad
Assistant Vice President

poflgoodbyeltr



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PAYOFF STATEMENT

July 15, 1998

GMAC Mortgage Corporation
500 Enterprise Road, Suite 150
Horsham, PA 19044
PHONE: (319) 236-5400

Requested By:
Jennifer

Closer Fax #: 205-802-7824

Mortgagor & Property Address:

Jennifer
Stewart Title
1:11
AL 35244

Randall O. Long
Martha Nall Long
1001 Oak Tree Road
Hoover, AL 35244

Statement Expiration Date: 08/29/1998
Notice of Intent to Pay Date: 07/15/1998
Payoff Reason: Prepayment Payoff
Guaranty Number:

Loan Number:	305980595	Current Maturity Date:	05/01/2027
Loan Type:	Uninsured	Effective Date:	06/01/1997
Current Interest Rate:	7.6250%	Interest From Date:	07/01/1998
Interest Thru Date:	07/30/1998	Escrow Amount:	316.30

Principal	127,906.87
Interest Thru 07/30/1998	801.61
Copy Fee	10.00
Pof Rec Fee Paid By Homeowner	5.00
Total Funds Due For Pay Off:	128,723.48

This is the amount necessary to pay this loan in full subject to final verification by the Note Holder. Escrow funds, if any, will be debited to complete the Payoff if necessary.

Per diem interest required: \$26.72

TAXES PAID THIS YEAR:	Date Last Pd.	Amount	Next Expected Disbmt Date
Shelby County	12/31/1997	\$536.75	12/31/1998

If taxes are being paid at closing, GMAC Mortgage requires written notification to avoid duplicate payment.



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A. U.S. Department of Housing and Urban Development	B. Type of Loan		
	1. <input type="checkbox"/> FHA	2. <input type="checkbox"/> FMHA	3. <input checked="" type="checkbox"/> Conv. Unins.
	4. <input type="checkbox"/> VA	5. <input type="checkbox"/> Conv. Ins.	
	6. File Number 98071102		7. Loan Number 99615600
Settlement Statement		8. Mortgage Ins. Case No.	

C. Note:	This form is furnished to give you a statement of actual settlement costs. Amounts paid to and by the settlement agent are shown. Items marked ("POC") were paid outside the closing: they are shown here for information purposes and are not included in the totals.		
D. Name of Borrower:	Randall O. Long, 1001 Oak Tree Road, Hoover, AL 35244 Martha N. Long		
E. Name of Seller:			
F. Name of Lender:	BOA Mortgage Company, LLC, 2200 Woodcrest Place, Suite 207, Birmingham, AL 35209		
G. Property Location:	Lot 3129, Riverchase Country Club 31st Addition 1001 Oak Tree Rd. Hoover, AL 35244		
H. Settlement Agent:	Stewart Title of Birmingham, Inc.		TIN:
Place of Settlement:	2700 Highway 280 East, Suite 60, Birmingham, AL 35223		
I. Settlement Date:	7/16/98	Proration Date:	7/21/98

J. Summary of Borrower's Transaction		K. Summary of Seller's Transaction	
100. Gross amount due from borrower:		400. Gross amount due to seller:	
101. Contract sales price		401. Contract sales price	
102. Personal property		402. Personal property	
103. Settlement charges to borrower (line 1400)	3,342.44	403.	
104. Payoff GMAC Mortgage Corp. Act #305980595	128,723.48	404.	
105.		405.	
Adjustments for items paid by seller in advance		Adjustments for items paid for seller in advance	
106. City/town taxes		406. City/town taxes	
107. County taxes		407. County taxes	
108. Assessments		408. Assessments	
109.		409.	
110.		410.	
111.		411.	
112.		412.	
120. Gross amount due from borrower:	132,065.92	420. Gross amount due to seller:	0.00
200. Amounts paid by or in behalf of the borrower:		500. Reduction in amount due to seller:	
201. Deposit or earnest money		501. Excess deposit (see instructions)	
202. Principal amount of new loan(s)	126,000.00	502. Settlement charges to seller (line 1400)	0.00
203. Existing loan(s) taken subject to		503. Existing loan(s) taken subject to	
204.		504. Payoff of first mortgage loan	
205.		505. Payoff of second mortgage loan	
206.		506.	
207.		507.	
208.		508.	
209.		509.	
Adjustments for items unpaid by seller:		Adjustments for items unpaid by seller:	
210. City/town taxes		510. City/town taxes	
211. County taxes		511. County taxes	
212. Assessments		512. Assessments	
213.		513.	
214.		514.	
215.		515.	
216.		516.	
217.		517.	
218.		518.	
219.		519.	
220. Total paid by/for borrower:	126,000.00	520. Total reduction in amount due seller:	0.00
300. Cash at settlement from/to borrower:		600. Cash at settlement to/from seller:	
301. Gross amount due from borrower (line 120)	132,065.92	601. Gross amount due to seller (line 420)	0.00
302. Less amount paid by/for borrower (line 220)	126,000.00	602. Less total reduction in amount due seller(line 520)	0.00
303. CASH (X)FROM ()TO BORROWER	6,065.92	603. CASH ()FROM ()TO SELLER	0.00

SUBSTITUTE FORM 1099 SELLER STATEMENT - The information contained in Blocks E, G, H and I and on line 401 (or, if line 401 is asterisked, lines 403 and 404) is important tax information and is being furnished to the Internal Revenue Service. If you are required to file a return, a negligence penalty or other sanction will be imposed on you if this item is required to be reported and the IRS determines that it has not been reported.


SELLER INSTRUCTION - If this real estate was your principle residence, file form 2119, Sale or Exchange of Principal Residence, for any gain, with your income tax return; for other transactions, complete the applicable parts of form 4797, Form 6252 and/or Schedule D (Form 1040).

You are required by law to provide Stewart Title of Birmingham, Inc. with your correct taxpayer identification number.

If you do not provide Stewart Title of Birmingham, Inc. with your correct taxpayer identification number, you may be subject to civil or criminal penalties.

Under penalties of perjury, I certify that the number shown on this statement is my correct taxpayer identification number.

Randall O Long


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I. Settlement Charges			
700. Total sales/broker commission		Paid From Borrower's Funds at Settlement	Paid From Seller's Funds at Settlement
Division of commission (line 700) as follows:			
701.	\$		
702.	\$		
703. Commission paid at settlement			
704.			
801.	Loan origination fee to BOA Mortgage Company, L (1%)	1,260.00	
802.	Loan discount		
803.	Appraisal fee to BOA Mortgage Company, LLC PO CB 350.00		
804.	Credit report to BOA Mortgage Company, LLC PO CB 20.00		
805.	Lender's inspection fee		
806.	Mortgage insurance application fee		
807.	Assumption fee		
808.	Administrative fee to BOA Mortgage Company, LLC	300.00	
809.			
810.			
811.			
901.	Interest from 7/21/98 to 8/1/98 at \$23.3014/day for 11 days.	256.32	
902.	Mortgage insurance premium for		
903.	Hazard insurance premium for		
904.			
1001.	Hazard insurance 5 mo.@ \$52.3000 per mo.	261.50	
1002.	Mortgage insurance		
1003.	City property taxes		
1004.	County property taxes 11 mo.@ \$44.7300 per mo.	492.03	
1005.	Annual assessments (maint.)		
1006.	Aggregate Adjustment to BOA Mortgage Company, LLC	(171.41)	
1007.			
1008.			
1101.	Settlement or closing fee to Stewart Title of Birmingham, Inc.	300.00	
1102.	Abstract or title search		
1103.	Title examination		
1104.	Title insurance binder		
1105.	Document preparation to Patrick F. Smith	25.00	
1106.	Notary fees		
1107.	Attorney's fees to		
	includes above items no.:		
1108.	Title insurance to Stewart Title of Birmingham, Inc.	347.00	
	includes above items no.:		
1109.	Lender's coverage \$126,000.00 \$347.00		
1110.	Owner's coverage		
1111.			
1112.			
1113.			
1201.	Recording fees: Mortgage \$25	25.00	
1202.	City/county tax/stamps:		
1203.	State tax/stamps: Mortgage \$189	189.00	
1204.	Recording assignment fee to Stewart Title Recording Act	9.00	
1205.	Recording Subordination Agreeeme to Stewart Title Recording Act	9.00	
Additional Settlement Charges			
1301.	Survey		
1302.	Pest inspection		
1303.	Courier fee to Stewart Title	40.00	
1304.			
1305.			
1306.			
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1324.			
1325.			
1326.			
1400.	Total settlement charges (entered on lines 103, section J and 502, section K)	3,342.44	

CERTIFICATION: I have carefully reviewed the HUD-1 Settlement Statement and to the best of my knowledge and belief, it is a true and accurate statement of all recei and disbursements made on my account or by me in this transaction. I further certify that I have received a copy of HUD-1 Settlement Statement.

Randall O. Long
Martha N. Long

To the best of my knowledge, the HUD-1 Settlement Statement which I have prepared is a true and accurate account of the disbursement by the undersigned as part of the settlement of this transaction.



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WARNING: It is a crime to knowingly make false statements to the United States on this or any other similar form. Penalties include imprisonment. For details see: Title 18: U.S. Code Section 1001 and Section 1010.