

Sheriff's Deed

CV-2011-900169

The State of Alabama, Shelby County

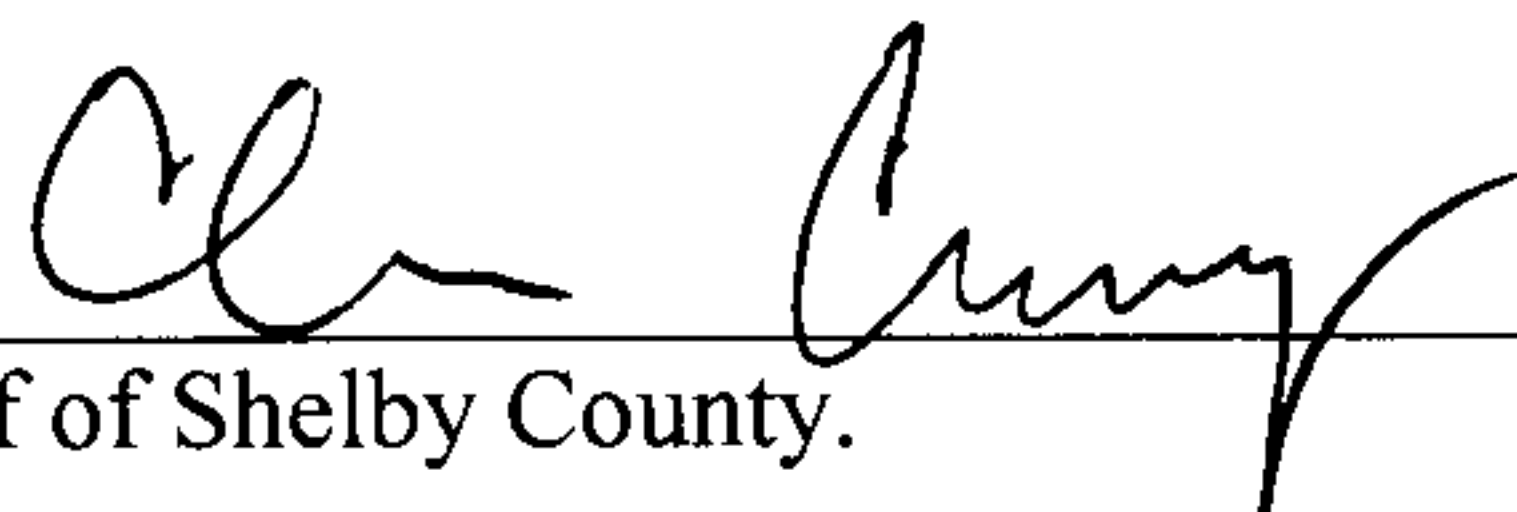
Whereas, an execution issued from the Circuit Court of Shelby County, against Cornerstone Investments, LLC in favor of Aliant Bank, Div. of USAmeribank on a judgment rendered in said Court at the October Term thereof, 2011, for the sum of One million thirteen thousand thirty four and 38/100 ----- Dollars, besides cost of suit, which said execution came into my hands, as Sheriff of said County, on the 14th day of June, 2013, to execute and return according to law; and, whereas, also, divers other executions issued from the _____ n/a _____ were also placed in my hands, against said _____ n/a _____ to execution and return according to law, as will appear by reference to the records of said court, by virtue of which execution above recited, as also the other said executions, I did, as Sheriff aforesaid, levy upon the following as the property of said Cornerstone Investments, LLC, to wit:

Parcel II: The East one-half of the Northwest Quarter of Section 12, Township 24 North, Range 13 East, Shelby County, Alabama, Less and Except that part lying within the right of way of Interstate Highway 65.

Of which said levy then and there notice was given said defendant personally, and the said property so levied on, after having been duly advertised for sale, by giving thirty days' previous publication of the time, place, and terms of sale in the Shelby County Reporter, a newspaper published in Columbiana, Alabama, and also by posting at the Courthouse door of said County an advertisement of said sale for thirty days previous, was offered for sale at the Shelby County Courthouse in the City of Columbiana, Alabama between the legal hours of sale, on the 1st Monday in October, 2013, at which said sale Aliant Bank, Div. of USAmeribank became the purchaser of said property so levied on as aforesaid, for the sum of Six hundred ninety four and 29/100 ----- Dollars, being the highest, best, and last bid for the same.

Now, therefore, Know all Men by the Presents, That for and in consideration of the premises, and of the payment by said Aliant Bank, Div. of USAmeribank of the sum of Six hundred ninety four and 29/100 ----- Dollars, the receipt of which is hereby acknowledged, I do hereby convey, transfer, and set over to the said Aliant Bank, Div. of USAmeribank all the legal right, title, interest, and claim which the said Cornerstone Investments, LLC had and held in and to the foregoing described premises.

In Witness Whereof, I have hereunto set my hand and seal, this 7th day of October, 2013.

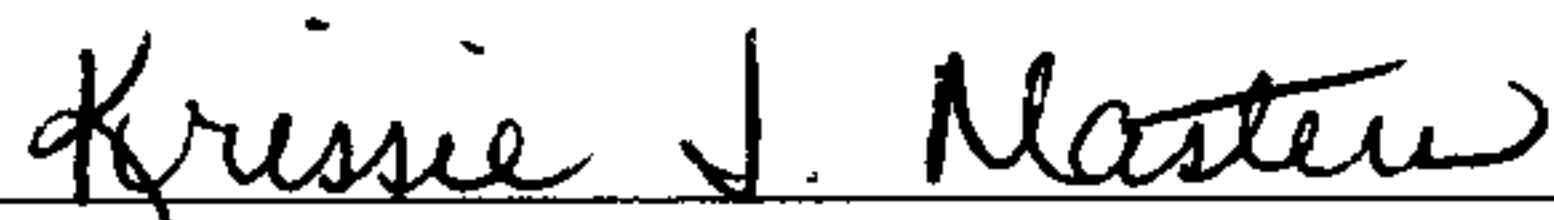
 (Seal)

Sheriff of Shelby County.


The State of Alabama, Shelby County

I, **Krissie Masters**, hereby certify that **Chris Curry**, whose name 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 executed the same voluntarily on the day the same bears date.

Given under my hand, this 7th day of October, 2013.



Notary Public
My commission expires: 11-20-16


20131009000404750 2/4 \$24.00
Shelby Cnty Judge of Probate, AL
10/09/2013 09:57:54 AM FILED/CERT

6715

State of Alabama Unified Judicial System Form C-20 Rev. 6/88	WRIT OF EXECUTION	Case Number CV-2011-900169														
<table style="width:100%"><tr><td style="width:33%">IN THE <u>CIRCUIT</u> COURT OF <u>SHELBY COUNTY</u> <u>ALABAMA</u> <small>(Circuit or District)</small> <u>Aliant Bank, Div. of USAmeribank</u> v. <u>Cornerstone Investments, LLC</u> Plaintiff Defendant</td></tr><tr><td>Home Address: <u>P.O. Box 382753</u></td><td>Home Address: <u>3235 Highway 119</u></td></tr><tr><td>City/State/Zip Code: <u>Birmingham, AL 35238</u></td><td>City/State/Zip Code: <u>Montevallo, AL 35115</u></td></tr></table>			IN THE <u>CIRCUIT</u> COURT OF <u>SHELBY COUNTY</u> <u>ALABAMA</u> <small>(Circuit or District)</small> <u>Aliant Bank, Div. of USAmeribank</u> v. <u>Cornerstone Investments, LLC</u> Plaintiff Defendant	Home Address: <u>P.O. Box 382753</u>	Home Address: <u>3235 Highway 119</u>	City/State/Zip Code: <u>Birmingham, AL 35238</u>	City/State/Zip Code: <u>Montevallo, AL 35115</u>									
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<div>RECEIVED AND FILED MARY H. HARRIS MAY 16 2013 CIRCUIT & DISTRICT COURT CLERK SHELBY COUNTY</div>		<table style="width:100%"><tr><td>Date of Judgment/forfeiture</td><td><u>10/24/11</u></td></tr><tr><td>Judgment amount \$</td><td><u>\$1,013,034.38</u></td></tr><tr><td>Court costs</td><td><u>\$1,312.00</u></td></tr><tr><td>Alternate property value</td><td>_____</td></tr><tr><td>Damages/rent</td><td>_____</td></tr><tr><td>Other</td><td>_____</td></tr><tr><td>TOTAL \$</td><td><u>\$1,014,346.38</u></td></tr></table>	Date of Judgment/forfeiture	<u>10/24/11</u>	Judgment amount \$	<u>\$1,013,034.38</u>	Court costs	<u>\$1,312.00</u>	Alternate property value	_____	Damages/rent	_____	Other	_____	TOTAL \$	<u>\$1,014,346.38</u>
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TO ANY LAW ENFORCEMENT OFFICER OF THE STATE OF ALABAMA: You are ordered to perform the action specified. <input type="checkbox"/> Seize the property described below which is in the possession of _____ and restore to _____, If this property is not available, seize and sell any personal and real property of _____ the alternate value of the property. <input type="checkbox"/> Exemptions as to Personal Property waived. <input type="checkbox"/> Restore to _____ the described property now in the possession of _____ Collect \$ _____ for detention of the property. <input checked="" type="checkbox"/> Seize any real or personal property _____ <u>Cornerstone Investments, LLC (See Description Below)</u> that will satisfy the total monetary value specified above. <input type="checkbox"/> See description for exemption. <input type="checkbox"/> Exemption as to personal property waived. <input type="checkbox"/> Hold until further court action <input checked="" type="checkbox"/> Sell and return <input type="checkbox"/> Sell property described below previously seized and being held by you. <input type="checkbox"/> Collect from _____ the court cost amount. If cash cannot be collected, seize and sell any real or personal form which can be made the sum of the costs. Description: <u>Parcel II: The East one-half of the Northwest Quarter of Section 12, Township 24 North, Range 13 East, Shelby County, Alabama, Less and Except that part lying within the right of way of Interstate Highway 65.</u> YOU ARE TO MAKE RETURN OF THIS EXECUTION AND EXPLAIN BELOW HOW YOU PERFORMED THE SPECIFIED ACTION. Date issued: <u>6/13/13</u> <u>Mary H Harris</u> By: <u>go</u> <div style="text-align:center">Clerk</div> <table style="width:100%"><tr><td style="width:40%">Exception Date <u>10/07/2013</u> Remarks: <u>Chris Curry</u> Sheriff</td><td style="width:60%; text-align:center"><u>Sold to Plaintiff at Public Auction</u> <u>for cost of advertising.</u> <u>K Kenney</u> By Deputy Sheriff</td></tr></table>			Exception Date <u>10/07/2013</u> Remarks: <u>Chris Curry</u> Sheriff	<u>Sold to Plaintiff at Public Auction</u> <u>for cost of advertising.</u> <u>K Kenney</u> By Deputy Sheriff												
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COURT RECORD: Original ADDRESSEE: Copy																

20131009000404750 3/4 \$24.00
Shelby Cnty Judge of Probate, AL
10/09/2013 09:57:54 AM FILED/CERT

Real Estate Sales Validation Form

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

Grantor's Name Donnie G. Norris, a registered agent
Mailing Address of Cornerstone Investments, LLC
1669 Mission Hills Road
Montevallo, AL 35115

Grantee's Name Aliant Bank, a division of USAmeribank
Mailing Address ATTN: Lamar Guthrie
1100 Corporate Parkway
Birmingham, AL 35242

Property Address Parcel II, the East 1/2 of NW 1/4 of
Sec. 12, T24N, R13E

Date of Sale 10/7/2013
Total Purchase Price \$ 694.29



20131009000404750 4/4 \$24.00
Shelby Cnty Judge of Probate, AL
10/09/2013 09:57:54 AM FILED/CERT

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 Sheriff's Deed

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 10/7/2013

Print Burt Newsome, Attorney for Aliant Bank, a division of USAmeribank

Unattested

(verified by)

Sign

(Grantor/Grantee/Owner/Agent) circle one

Form RT-1