

INVESTOR NUMBER: 011-6253755 703

Wells Fargo Bank, N.A. CM #: 294633

MORTGAGOR(S): BEVERLY A. FERGUSON

Please Send Tax Notices to:
Wells Fargo Bank, N.A.
MAC # X2505-01A
1 Home Campus
Des Moines, IA 50328

STATE OF ALABAMA)

COUNTY OF SHELBY)


SPECIAL WARRANTY DEED

KNOW ALL MEN BY THESE PRESENTS: That, for other good and valuable consideration, the receipt whereof is hereby acknowledged, the undersigned Grantor, **Wells Fargo Bank, N.A.**, 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:

Lot 5, according to the Amended Map of Savannah Pointe Sector IX, as recorded in Map Book 37, Page 51 A and B, in the Probate Office of Shelby County, Alabama.

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.

IT IS EXPRESSLY UNDERSTOOD AND AGREED by and between the parties hereto that this deed contains no warranty except against the acts of the said Grantor, and all persons claiming by, through, or under it.


20131021000416260 1/3 \$21.00
Shelby Cnty Judge of Probate, AL
10/21/2013 12:08:58 PM FILED/CERT

Executed on this 11th day of SEPTEMBER, 2013.



WELLS FARGO BANK, N.A.

By: [Signature]
Its: SCOTT MEU, AVP

STATE OF WISCONSIN)
COUNTY OF MILWAUKEE)

I, Nicholas Abbott, a Notary Public in and for said County in said State, hereby certify that Scott MeU, whose name as AVP of Wells Fargo Bank, N.A., 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 AVP, and with full authority, executed the same voluntarily for and as the act of said banking entity.

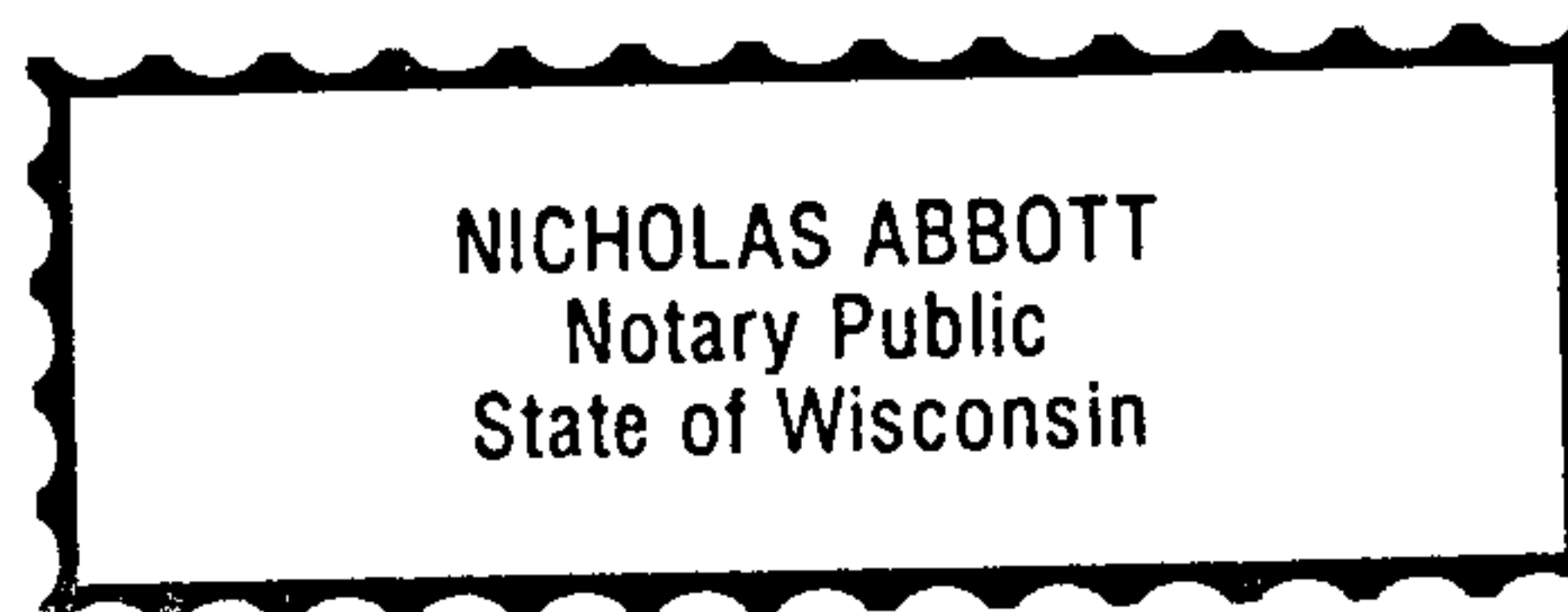
Given under my hand this the 11th day of September, 2013.

[Signature]
Notary Public

My Commission Expires: 3/9/14

THIS INSTRUMENT PREPARED BY:

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



A barcode with the following text below it: "20131021000416260 2/3 \$21.00", "Shelby Cnty Judge of Probate, AL", and "10/21/2013 12:08:58 PM 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 Wells Fargo Bank, N.A.
c/o Wells Fargo Bank, N.A.

Mailing Address MAC # X2505-01A
1 Home Campus
Des Moines, IA 50328

Property Address 1025 Savannah Lane
Calera, AL 35040

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

Date of Sale September 11, 2013

Total Purchase Price \$ _____
or
Actual Value \$ _____
or
Assessor's Market Value \$125,700.00

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 Tax Assessor's Value
☐ 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.

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 _____

☐ Unattested _____
(verified by)

Print Kayla Carlile Bates, foreclosure specialist

Sign Kayla Carlile Bates
(Grantor/Grantee/Owner/Agent) circle one

