

This instrument was prepared by:
Rubin Lublin AL, LLC
100 Concourse Parkway, Suite 125
Birmingham, AL, 35244

Send Tax Notices To:
Linda Gilmore
4010 Somerset Ridge
Birmingham, AL 35242

Return To:

Rubin Lublin, LLC
Attn:REO Department
3740 Davinci Court, Ste 150
Peachtree Corners, GA 30092


20140623000189950 1/4 \$272.00
Shelby Cnty Judge of Probate, AL
06/23/2014 01:27:05 PM FILED/CERT

THE STATE OF ALABAMA

SHELBY COUNTY

STATUTORY WARRANTY DEED

Know All Men by These Presents: That for and in consideration of 249,000.00 Dollars, to the undersigned grantor(s), **The Bank of New York Mellon F/K/A The Bank of New York, as Trustee for the Certificate Holders of the CWABS, Inc., Asset-Backed Certificates, Series 2007-13** in hand paid by **Linda Gilmore, an unmarried person**, the receipt of which is hereby acknowledged, we the said grantor(s), do hereby grant, bargain, sell and convey unto the said **Linda Gilmore, an unmarried person**, the following described real estate, to-wit:

See Exhibit A, attached hereto and incorporated herein by reference. situated in Shelby County, Alabama.

To Have and to Hold unto **Linda Gilmore, an unmarried person** and his heirs and assigns forever.

Subject to any and all rights of redemption on the part of those parties entitled to redeem under the laws of the State of Alabama and the United States of America, by virtue of the certain foreclosure evidenced by the Mortgage Foreclosure Deed dated 03/19/2014 recorded in at Instrument Number 20140327000085960. The grantor does not attempt to set out the names of all parties entitled to redeem and by acceptance of this deed the grantee releases the grantor and its agent of any such duty or obligation.

[Remainder of Page Intentionally Left Blank]

Shelby County, AL 06/23/2014
State of Alabama
Deed Tax: \$249.00

In Witness Whereof, we have hereunto set our hands and seals, this 28th day of May, 2014

The Bank of New York Mellon F/K/A The Bank of New York, as Trustee for the Certificate Holders of the CWABS, Inc., Asset-Backed Certificates, Series 2007-13

By: Specialized Loan Servicing LLC, as attorney in fact

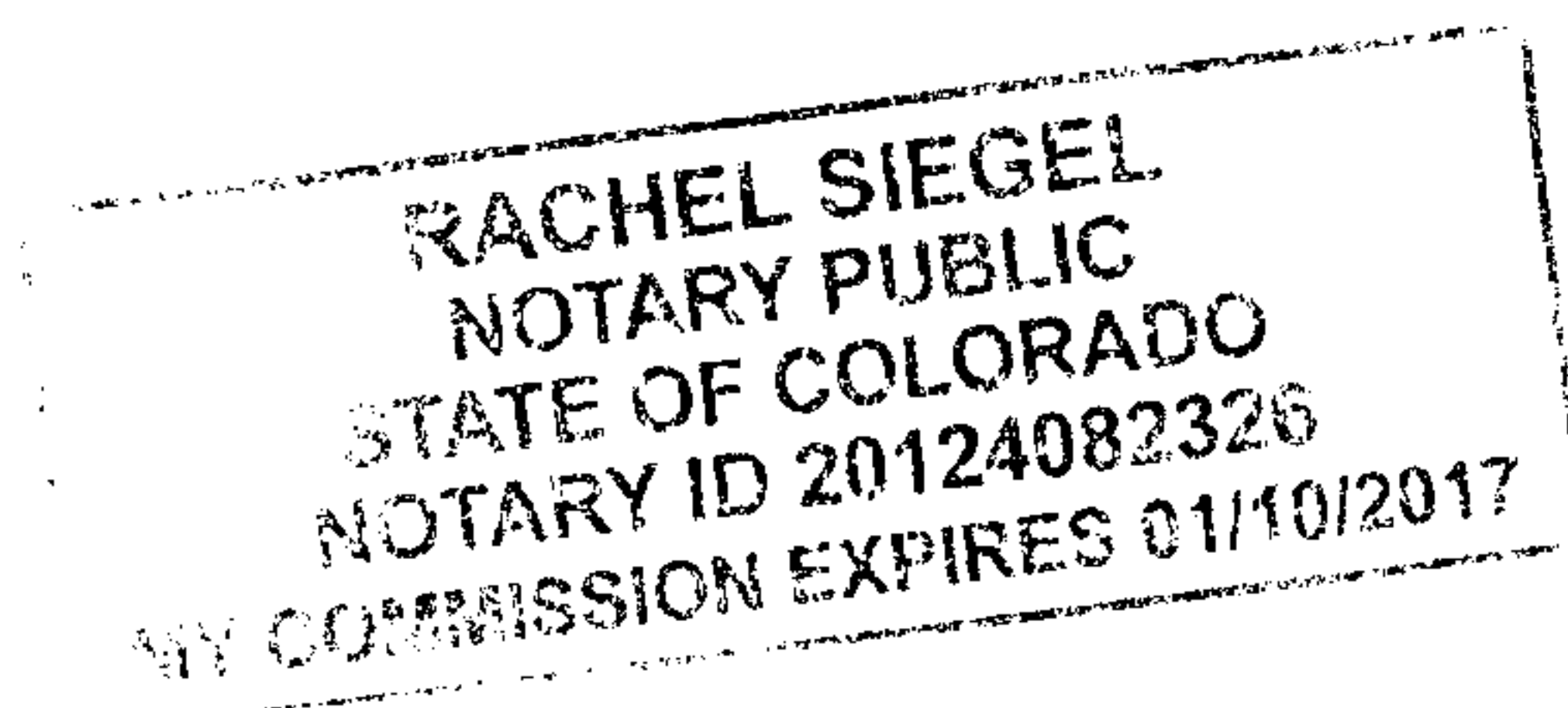
By: Scott P. Keeter Scott P. Keeter, Vice President
Printed Name: _____ Specialized Loan Servicing LLC Attorney in Fact
Title: _____ of Specialized Loan Servicing LLC, as attorney in fact

THE STATE OF COLORADO

Rachel Siegel **DOUGLAS** COUNTY

, a Notary Public, in and for said County in said State, hereby certify that Scott P. Keeter 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.

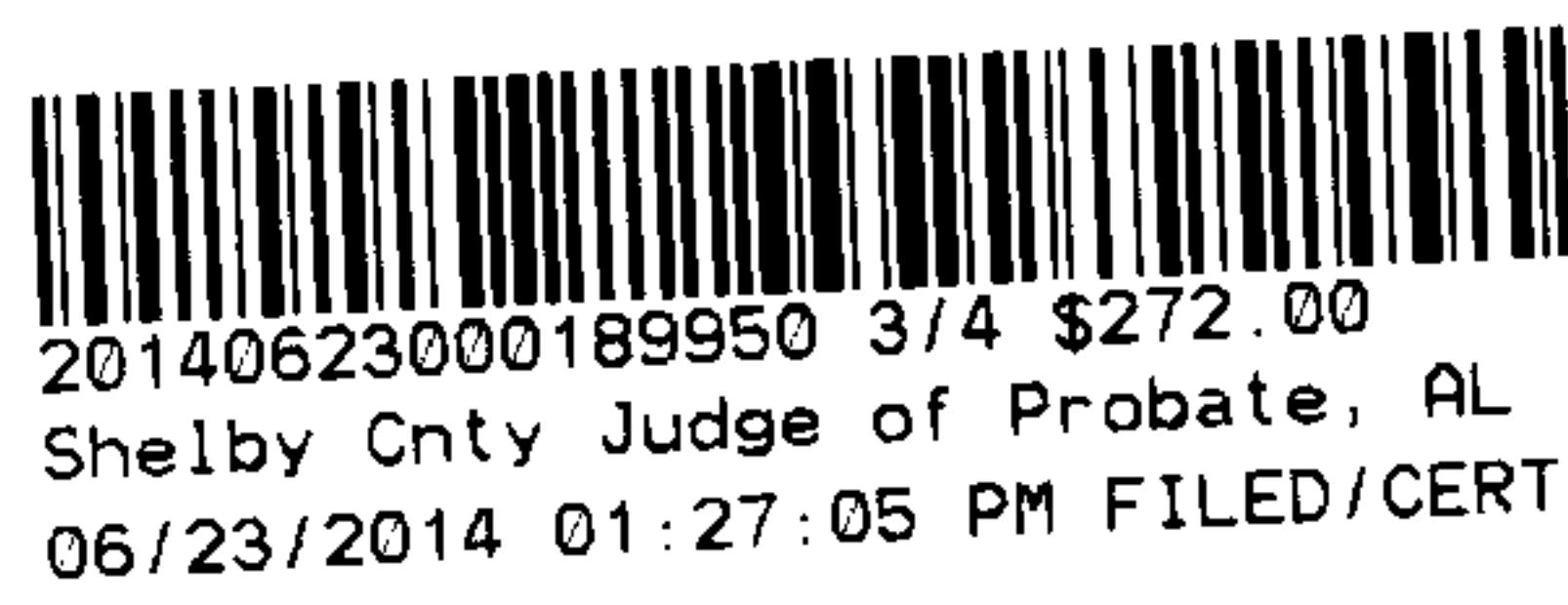
Given under my hand this the 28 day of May, 2014.
Rachel Siegel
Notary Public



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EXHIBIT "A"

Lot 719, according to the Survey of Eagle Point, 7th Sector, as recorded in Map Book 20,
Page 18, in the Probate Office of Shelby County, Alabama, being situated in Shelby County, Alabama.



Real Estate Sales Validation Form

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

Grantor's Name: The Bank of New York Mellon F/K/A The Bank of New York, Grantee's Name: Linda Gilmore, an unmarried person

Mailing Address: C/O Specialized Loan Servicing LLC, 8742 Lucent Blvd, Ste 300 Highlands Ranch, CO 80129 Mailing Address: 4010 Somerset Ridge Birmingham, AL 35242

Property Address: 6087 Eagle Point Cir Birmingham, AL 35242 Date of Sale: 05/30/2014

Total Purchase Price: 249,000.00

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 _____
☒ 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.

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. 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: _____

____ Unattested

(verified by)

Print: Wendy Claar

Sign: 
(Grantor/Grantee/Owner/Agent) circle one


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