


INVESTOR NUMBER: 011-6376825-703


20150423000131530 1/3 \$21.00
Shelby Cnty Judge of Probate, AL
04/23/2015 10:36:25 AM FILED/CERT

Bank of America, N.A. CM #: 268465

MORTGAGOR(S): CHRISTOPHER PALMER AND JESSICA PALMER

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

STATE OF ALABAMA)

COUNTY OF SHELBY)

SPECIAL WARRANTY DEED

KNOW ALL MEN BY THESE PRESENTS: That, for and in consideration of Five Hundred Dollars (\$500.00) and other valuable consideration, the receipt whereof is hereby acknowledged, the undersigned Grantor, **Bank of America, 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:

48 feet off of the West side of Lot Number 489 and 27 feet off of the East Side of Lot Number 488, having a combined frontage of 75 feet on the South side of Patton Avenue and extending back South there from 200 feet from said avenue, according to N.B. Dare's map of the Town of Calera, Shelby County, Alabama, known as Block Number 271 of Dunstan's Survey, bounded on the East side by a wire fence. Situate, lying and being in 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.

268465 *SWD* *Y



20150423000131530 2/3 \$21.00
Shelby Cnty Judge of Probate, AL
04/23/2015 10:36:25 AM FILED/CERT

IT IS EXPRESSLY UNDERSTOOD AND AGREED by and between the parties hereto that this conveyance is subject to any outstanding rights of redemption from foreclosure sale, and that this deed contains no warranty except against the acts of the said Grantor, and all persons claiming by, through, or under it.

Executed on this 15 day of January, 2014.

BANK OF AMERICA, N.A.

By: [Signature] 1-15-14
Its: Danielle Lynne Harrington
Assistant Vice President

STATE OF Pennsylvania)
COUNTY OF Allegheny)

I, Christopher J Kopp, a Notary Public in and for said County in said State, hereby certify that Danielle Lynne Harrington whose name as Assistant Vice President of Bank of America, 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 Assistant Vice President, and with full authority, executed the same voluntarily for and as the act of said National Association

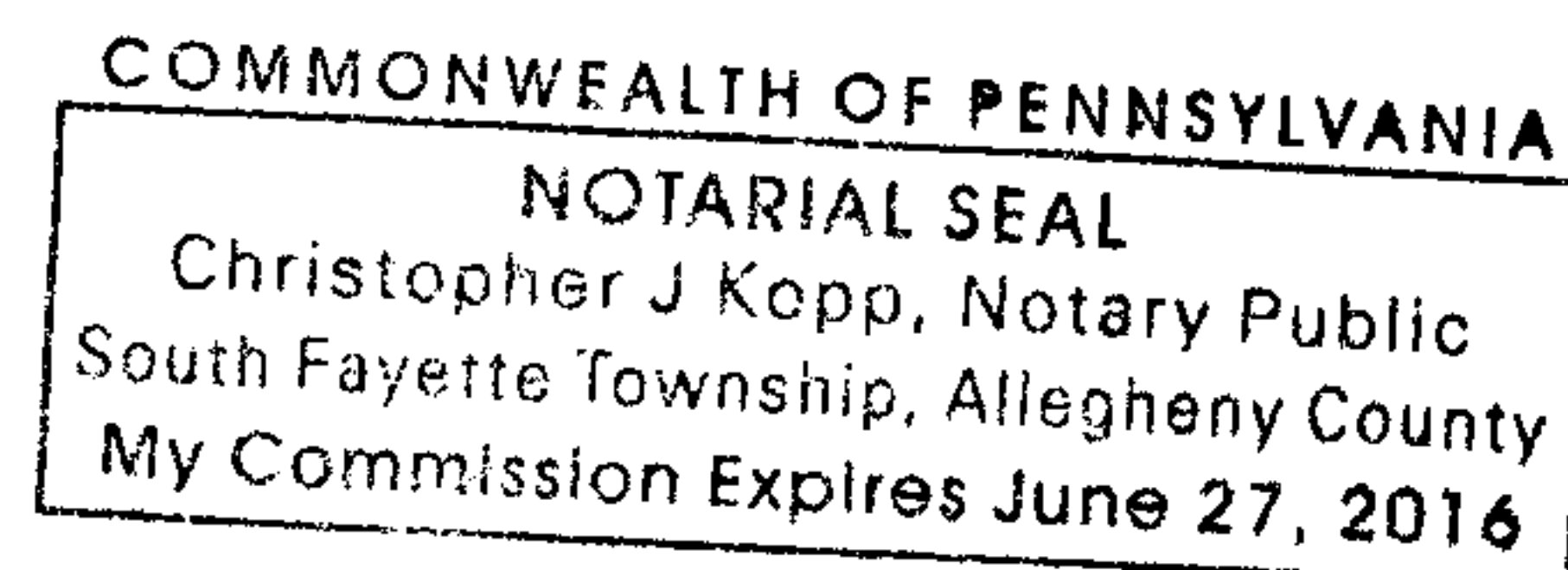
Given under my hand this the 15 day of JANUARY, 2014.

[Signature]
Notary Public

My Commission Expires: June 27, 2016

THIS INSTRUMENT PREPARED BY:

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



268465 *SWD* *Y

Real Estate Sales Validation Form

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

Grantor's Name Bank of America, N.A.
c/o Bank of America, N.A.

Grantee's Name Secretary of Housing and Urban
Development

Mailing Address 7105 Corporate Drive, Mail Stop
PTX-C-35
Plano, TX 75024

Mailing Address 4400 Will Rogers Parkway
Suite 300
Oklahoma City, OK 73108-183

Property Address 1111 18th Ave
Calera, AL 35040

Date of Sale 1/15/14

Total Purchase Price \$21,300.00

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 Foreclosure Deed



20150423000131530 3/3 \$21.00
Shelby Cnty Judge of Probate, AL
04/23/2015 10:36:25 AM FILED/CERT

If the conveyance document presented for recordation contains all of the required information referenced above, the filing of this form is not required.

Instructions

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 4/20/2015

☐ Unattested

(verified by)

Print Melani G Lovoy, title specialist

Sign 

(Grantor/Grantee/Owner/Agent) circle one