

20150624000212730  
06/24/2015 03:31:50 PM  
DEEDS 1/3

This instrument prepared by:  
Sandy F. Johnson  
3170 Highway 31 South  
Pelham, AL 35124

SEND TAX NOTICE TO:  
Infinity Investments, LLC  
921 2nd Avenue North, Suite B  
Birmingham, AL 35203

**STATUTORY WARRANTY DEED**

STATE OF ALABAMA            )  
  )  
SHELBY COUNTY                )

**KNOW ALL MEN BY THESE PRESENTS**, that in consideration of the sum of One Hundred Thirty-Two Thousand Three Hundred And No/100 Dollars (\$132,300.00) in hand paid by Infinity Investments, LLC (hereinafter referred to as "GRANTEES") to Federal Home Loan Mortgage Corporation (hereinafter referred to as "GRANTOR") the receipt of which is hereby acknowledged, the said GRANTOR does by these presents grant, bargain, sell and convey unto the said GRANTEES, the following described real estate in **Shelby County, Alabama**, to wit:

Lot 31, according to the Survey of Meadow Brook, 6th Sector, as recorded in Map Book 8, Page 44, in the Probate Office of Shelby County, Alabama.

No Dollars And No/100 Dollars (\$0.00) of the consideration recited herein is from the proceeds of a purchase money mortgage of even date herewith.

Subject to all recorded and unrecorded easements, covenants, restrictions, rights of way, overlaps and encroachments, if any, affecting the property, ad valorem taxes for the year 2015 which are a lien but which are not yet due and payable, and ad valorem taxes for future years.

\$132,300.00 consideration paid in cash.

**TO HAVE AND TO HOLD**, to the said **GRANTEES** their heirs, personal representatives, transferees and assigns, forever, provided however, that **GRANTOR** makes no warranty or covenant respecting the nature of the quality of the title to the property hereby conveyed other than that the **GRANTOR** has neither permitted or suffered any lien, encumbrance or adverse claim to the property described herein since the date of acquisition thereof by the **GRANTOR**.

IN WITNESS WHEREOF, the GRANTOR has caused this instrument to be executed by its duly authorized representative this 17 day of JUNE, 2015.

FEDERAL HOME LOAN MORTGAGE CORPORATION

By: STEWART LENDER SERVICES, INC., as its attorney-in-fact

By: [Signature]

Printed Name: Holly Tomlin

Authorized Signatory Holly Tomlin

STATE OF FL  
COUNTY OF HILLSBOROUGH

I, the undersigned, a Notary Public in and for said County, in said State, hereby certify that Holly Tomlin whose name as Authorized Signor of Stewart Lender Services, Inc., as Attorney in Fact for Federal Home Loan Mortgage Corporation, 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 Authorized Signor with full authority, executed the same voluntarily for and as the act of said corporation, acting in its capacity as Attorney-in-Fact as aforesaid.

Given under my hand and official seal on 17 day of JUNE, 20 15

[Signature]  
Notary Public

**Jane Harris**

My commission expires: 4/10/17

**JANE HARRIS**  
Notary Public, State of Florida  
My Comm. Expires June 10, 2017  
No. FF 25501

## Real Estate Sales Validation Form

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

Grantor's Name **FEDERAL HOME LOAN  
MORTGAGE and CORPORATION**

Grantee's Name **INFINITY INVESTMENTS, LLC**

Mailing Address **5000 PLANO PARKWAY  
CARROLLTON, TX 75010**

Mailing Address **921 2ND AVE NORTH, SUITE B  
BIRMINGHAM, AL 35203**

Property Address **5176 COLONIAL PARK ROAD  
BIRMINGHAM, AL 35242**

Date of Sale **June 22, 2015**

Total Purchase Price **\$132,300.00**

or

Actual Value

\$

or

Assessor's Market Value \$

**20150624000212730 06/24/2015**

**03:31:50 PM DEEDS 3/3**

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

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 **June 22, 2015**

Print **Malcolm S. McLeod**

Unattested

  
(verified by)

(Grantor/Grantee/Owner/Agent) circle one



Filed and Recorded  
Official Public Records  
Judge James W. Fuhrmeister, Probate Judge,  
County Clerk  
Shelby County, AL  
06/24/2015 03:31:50 PM  
\$152.50 CHERRY  
20150624000212730

**My Commission Expires  
March 8th, 2018**

