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08/26/2015 11:10:36 AM
AFFID 1/6

THIS INSTRUMENT PREPARED BY:
This instrument was prepared by:
Beth Knight
CIS Financial Services, Inc. dba CIS Home Loans
851 Military Street N
Hamilton, AL 35570

LOAN #: 1507001344

MANUFACTURED HOME AFFIDAVIT OF AFFIXATION

STATE OF AL

COUNTY OF Shelby

This Manufactured Home Affidavit of Affixation is made this 27th day of July, 2015 and is incorporated into and shall be deemed to supplement the Mortgage, Deed of Trust, or Security Deed (the "Security Instrument") of the same date given by the undersigned (the "Borrower" or "Homeowner") to secure Borrower's Note to **CIS Financial Services, Inc. dba CIS Home Loans, a Corporation**

("Lender").

Borrower and Lender state that it is their intent that the manufactured home be and remain permanently attached to and part of the real property, and that it be regarded as an immovable fixture thereto and not as personal property.

"Homeowner" being duly sworn, on his, her or their oath state(s) as follows:

1. Homeowner owns the manufactured home ("Home") described as follows:

New _____ Used X Year 2010 Length 66 Width 30

Manufacturer/Make Kabco

Model Name or Model No. KB3218SP

Serial No. KB025365AB10

Serial No. _____

Serial No. _____

Serial No. _____

HUD Label Number(s) NTA1510696 & NTA1510697

Certificate of Title Number _____

ATTENTION COUNTY CLERK: This instrument covers goods that are or are to become fixtures on the Land described herein and is to be filed for record in the records where conveyances of real estate are recorded.



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2. The Home was built in compliance with the federal Manufactured Home Construction and Safety Standards Act.
3. If the Homeowner is the first retail buyer of the Home, Homeowner is in receipt of (i) the manufacturer's warranty for the Home, (ii) the consumer manual for the Home, (iii) the Insulation Disclosure for the Home, and (iv) the formaldehyde health notice for the Home.
4. The Homeowner is in receipt of manufacturer's recommended maintenance program regarding the carpets and manufacturer's warranties covering the heating/cooling system, hot water heater, range, etc.
5. The Home is or will be located at the following "Property Address":
328 Milam Dr, Vincent

Shelby, AL 35178

(Street or Route, City)
(County) (State, Zip Code)

6. The legal description of the Property Address ("Land") is typed below or please see attached legal description.
See attached legal description as exhibit "a" and made a part hereof

7. The Homeowner is the owner of the Land or, if not the owner of the Land, is in possession of the real property pursuant to a lease in recordable form, and the consent of the lessor is attached to this Affidavit.
8. The Home is or shall be anchored to the Land by attachment to a permanent foundation, constructed in accordance with applicable state and local building codes and manufacturer's specifications in a manner sufficient to validate any applicable manufacturer's warranty, and permanently connected to appropriate residential utilities (e.g., water, gas, electricity, sewer) ("Permanently Affixed"). The Homeowner intends that the Home be an immoveable fixture and a permanent improvement to the Land.
9. The Home shall be assessed and taxed as an improvement to the Land. The Homeowner understands that if the Lender does not escrow for these taxes, that the Homeowner will be responsible for payment of such taxes.

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10. The Home is subject to the following security interests (each, a "Security Interest"):

Name of Lienholder	Name of Lienholder
Address:	Address:
Original Principal Amount Secured: \$	Original Principal Amount Secured: \$

11. Homeowner agrees that as of today, or if the Home is not yet located at the Property Address, upon the delivery of the Home to the Property Address:

- (a) All permits required by governmental authorities have been obtained;
- (b) The foundation system for the Home was designed by an engineer to meet the soil conditions of the Land. All foundations are constructed in accordance with applicable state and local building codes, and manufacturer's specifications in a manner sufficient to validate any applicable manufacturer's warranty;
- (c) If piers are used for the Home, they will be placed where recommended by the Home manufacturer;
- (d) The wheels, axles, towbar or hitch were removed when the Home was placed on the Property Address; and
- (e) The Home is (i) Permanently Affixed to a foundation, (ii) has the characteristics of site-built housing, and (iii) is part of the Land.

12. If the Homeowner is the owner of the Land, any conveyance or financing of the Home and the Land shall be a single transaction under applicable state law.

13. Other than those disclosed in this Affidavit, the Homeowner is not aware of (i) any other claim, lien or encumbrance affecting the Home, (ii) any facts or information known to the Homeowner that could reasonably affect the validity of the title of the Home or the existence or non-existence of security interests in it.

14. The Homeowner hereby initials one of the following choices, as it applies to title to the Home:

- ☐ A. The Home is not covered by a certificate of title. The original manufacturer's certificate of origin, duly endorsed to the Homeowner, is attached to this Affidavit, or previously was recorded in the real property records of the jurisdiction where the Home is to be located.
- ☐ B. The Home is not covered by a certificate of title. After diligent search and inquiry, the Homeowner is unable to produce the original manufacturer's certificate of origin.
- ☐ C. The manufacturer's certificate of origin and/or certificate of title to the Home
☐ shall be ☐ has been eliminated as required by applicable law.
- ☐ D. The Home shall be covered by a certificate of title.

15. This Affidavit is executed by Homeowner pursuant to applicable state law.

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LOAN #: 1507001344

This Affidavit is executed by Homeowner(s) and Lienholder(s) pursuant to applicable state law and shall be recorded in the real property records in the county in which the real property and manufactured home are located.

Linda Rohler
LINDA ROHLER

7/27/2015 (Seal)
DATE

State of ALABAMA)
County of SHELBY)

On this 27 day of July, 2015, I, Rhonda W. McGhee, a Notary Public in and for said county and in said state, hereby certify that LINDA ROHLER, whose name(s) is/are signed to the foregoing conveyance, and who is/are known to me, acknowledged before me that, being informed of the contents of the conveyance, he/she/they executed the same voluntarily and as his/her/their act on the day the same bears date.

Given under my hand and seal of office this 27 day of July, 2015

Rhonda W. McGhee
Notary Public Rhonda W. McGhee

My Commission Expires: 7-10-16

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IN WITNESS WHEREOF, Lender, being duly sworn on oath, intends that the Home be and remain Permanently Affixed to the Land and that the Home be an immoveable fixture and not as personal property.

CIS Financial Services, Inc. dba CIS Home Loans, a Corporation

Lender

By: Authorized Signature

STATE OF: Alabama

COUNTY OF: Marion

} SS.:
}

On the 27th day of July in the year 2015 before me, the undersigned, a Notary Public in and for said State, personally appeared _____

_____ personally known to me or proved to me on the basis of satisfactory evidence to be the individual(s) whose name(s) is(are) subscribed to the within instrument and acknowledged to me that he/she/they executed the same in his/her/their capacity(ies), and that by his/her/their signature(s) on the instrument, the individual(s), or the person on behalf of which the individual(s) acted, executed the instrument.

Notary Signature

Notary Printed Name

Notary Public; State of Alabama
Qualified in the County of Marion
My Commission expires: 6-8-19

Official Seal:

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EXHIBIT "A "Escrow No. **50288748LA ()****20150826000296850 08/26/2015 11:10:36 AM AFFID 6/6**A.P.N.: **07 5 22 1 001 008.001**

COMMENCE AT THE NORTHWEST CORNER OF THE SOUTHWEST 1/4 OF THE NORTHEAST 1/4 OF SECTION 22, TOWNSHIP 19 SOUTH, RANGE 2 EAST, CITY OF VINCENT, SHELBY COUNTY, ALABAMA; THENCE SOUTH 00 DEGREES 00 MINUTES 00 SECONDS EAST A DISTANCE OF 402.89 FEET; THENCE NORTH 90 DEGREES 00 MINUTES 00 SECONDS EAST A DISTANCE OF 494.54 FEET TO THE POINT OF BEGINNING; THENCE NORTH 82 DEGREES 03 MINUTES 15 SECONDS EAST A DISTANCE OF 161.74 FEET; THENCE SOUTH 10 DEGREES 44 MINUTES 30 SECONDS EAST A DISTANCE OF 268.76 FEET; THENCE SOUTH 82 DEGREES 03 MINUTES 14 SECONDS WEST A DISTANCE OF 167.25 FEET; THENCE NORTH 09 DEGREES 34 MINUTES 08 SECONDS WEST, A DISTANCE OF 268.55 FEET TO THE POINT OF BEGINNING.

SAID PARCEL CONTAINING 1.01 ACRES, MORE OR LESS.

TOGETHER WITH A MULTIWIDE MANUFACTURED HOME, which is permanently affixed and attached to the land and is part of the Real Property and which, by intention of the parties, shall constitute a part of the realty and shall pass with it:

Year/Make: 2010 KABCO

L X W: 30 X 66

SERIAL # KB025365AB10

VIN #s: NTA1510696 & NTA1510697

ROHLER
50288748
FIRST AMERICAN ELS
AFFIXATION AFFIDAVIT MAN. HOME
AL

WHEN RECORDED, RETURN TO:
FIRST AMERICAN TITLE INSURANCE CO.
1100 SUPERIOR AVENUE, SUITE 200
CLEVELAND, OHIO 44114
NATIONAL RECORDING



Filed and Recorded
Official Public Records
Judge James W. Fuhrmeister, Probate Judge,
County Clerk
Shelby County, AL
08/26/2015 11:10:36 AM
\$29.00 CHERRY
20150826000296850

A handwritten signature in black ink, appearing to be "J. Fuhrmeister", is written over the bottom right of the page.