



20151214000426920 1/6 \$29.00
Shelby Cnty Judge of Probate, AL
12/14/2015 03:35:04 PM FILED/CERT

Prepared By/Return To:

Robert J. Solomon
SOLOMON | BAGGETT, LLC
40 Technology Parkway South
Suite 202
Norcross, GA 30092
(678) 243-2512

PLEASE CROSS REFERENCE TO:

Instrument No. 20080715000286010

**STATE OF CALIFORNIA
COUNTY OF ORANGE**

**MIN # 100029500026507016
MERS Phone 1-888-679-6377**

ASSIGNMENT OF MORTGAGE

That Mortgage Electronic Registration Systems, Inc., as nominee for Taylor, Bean & Whitaker Mortgage Corp., its successors and assigns, acting herein by and through a duly authorized officer, is the owner and holder of one certain Mortgage executed by Bruce A. Hale, an unmarried man, dated 6/26/2008, and recorded 7/15/2008, as Instrument No. 20080715000286010, in the real property records for Shelby County, Alabama. For and in consideration of Ten and No/100 (\$10.00), and for good, valuable and sufficient consideration paid herein, the receipt of which is hereby acknowledged, Mortgage Electronic Registration Systems, Inc., as nominee for Taylor, Bean & Whitaker Mortgage Corp., its successors and assigns, does hereby transfer and assign, set over and deliver unto Carrington Mortgage Services, LLC, and whose address is 1600 South Douglass Road, Suite 200-A, Anaheim, CA 92806, all of its interest and title to said Mortgage, together with all other loan documents securing the payment thereof, and all title held by the undersigned in and to the land described therein.

Commonly known as: 2026 1st Ave., W., Maylene, AL 35114

Parcel ID#: 13-8-34-3-002-019.000

To have and to hold unto said Assignee the above described Mortgage, together with all and singular the liens, rights, equities, title and estate in said real estate therein described securing the payment thereof or otherwise.

IN WITNESS WHEREOF, the undersigned Assignor has caused this instrument to be executed by its duly authorized corporate officers on this 7th day of DECEMBER, 2015.



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**Mortgage Electronic Registration Systems,
Inc., as Nominee for Taylor, Bean &
Whitaker Mortgage Corp., its successors and
assigns**

By: 

Printed Name: Chris Lechtanski
Assistant Secretary

Title: _____

Attest: 

Printed Name: _____

Tom Croft, Assistant Secretary for MERS

Title: _____

Unofficial Witness

I, the undersigned, a Notary Public in and for said State and County, hereby certify that _____ and _____ whose names as the persons signing the foregoing conveyance, and who are known to me, acknowledged before me on this day that being informed of the contents of the conveyance, and with full authority executed this instrument voluntarily on the day the same bears date.

Given under my hand and official seal this the _____ day of _____, 2015.

Notary Public

My Commission Expires: _____

SEE ATTACHED

A notary public or other officer completing this certificate verifies only the identity of the individual who signed the document, to which this certificate is attached, and not the truthfulness, accuracy, or validity of that document.

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CALIFORNIA ALL – PURPOSE

CERTIFICATE OF ACKNOWLEDGMENT

State of California

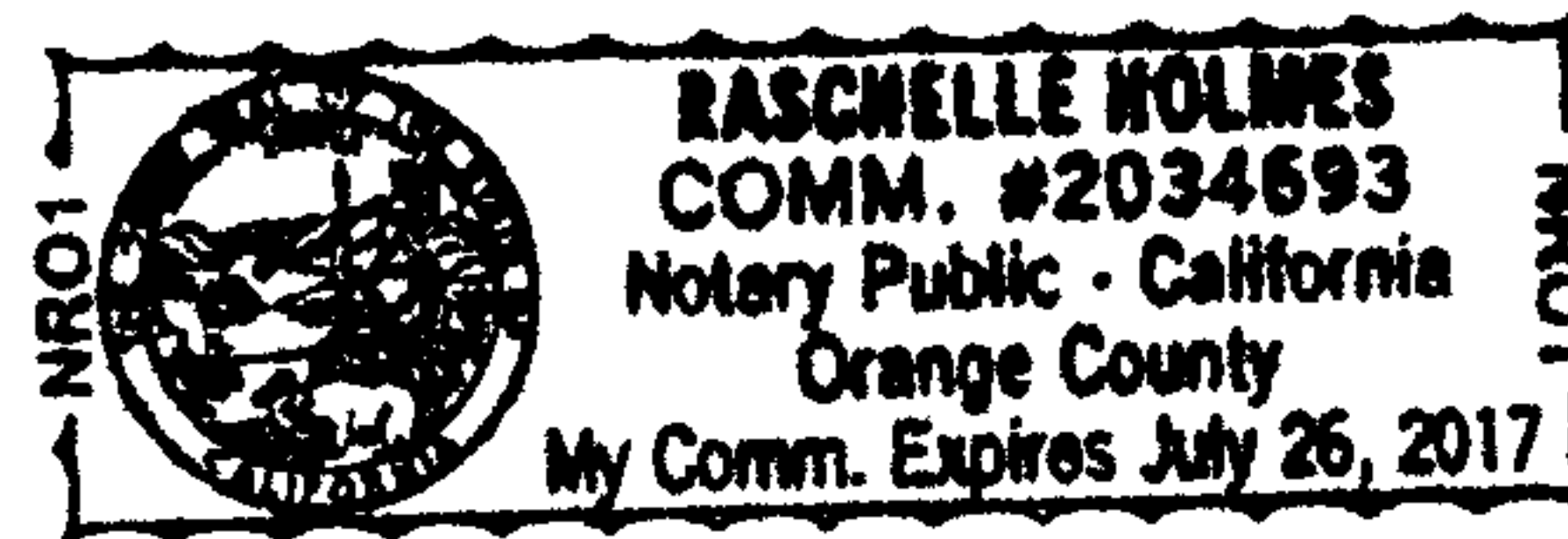
County of Orange

On 12/07/2015 before me, Raschelle Holmes, Notary Public, personally appeared, Chris Lechtanski, who proved to me on the basis of satisfactory evidence to be the person(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 authorized capacity(ies), and that by his/her/their signature(s) on the instrument the person(s), or the entity upon behalf of which the person(s) acted, executed the instrument.

I certify under PENALTY OF PERJURY under the laws of the State of California that the foregoing paragraph is true and correct.

WITNESS my hand and official seal.

Signature Raschelle Holmes (Seal)



ADDITIONAL OPTIONAL INFORMATION

DESCRIPTION OF THE ATTACHED DOCUMENT

AOM

(Title or description of attached document)

(Title or description of attached document continued)

Number of Pages _____ Document Date _____

(Additional information)

CAPACITY CLAIMED BY THE SIGNER

- ☐ Individual (s)
☐ Corporate Officer

(Title)

- ☐ Partner(s)
☐ Attorney-in-Fact
☐ Trustee(s)
☐ Other _____

INSTRUCTIONS FOR COMPLETING THIS FORM

Any acknowledgment completed in California must contain verbiage exactly as appears above in the notary section or a separate acknowledgment form must be properly completed and attached to that document. The only exception is if a document is to be recorded outside of California. In such instances, any alternative acknowledgment verbiage as may be printed on such a document so long as the verbiage does not require the notary to do something that is illegal for a notary in California (i.e. certifying the authorized capacity of the signer). Please check the document carefully for proper notarial wording and attach this form if required.

- State and County information must be the State and County where the document signer(s) personally appeared before the notary public for acknowledgment.
- Date of notarization must be the date that the signer(s) personally appeared which must also be the same date the acknowledgment is completed.
- The notary public must print his or her name as it appears within his or her commission followed by a comma and then your title (notary public).
- Print the name(s) of document signer(s) who personally appear at the time of notarization.
- Indicate the correct singular or plural forms by crossing off incorrect forms (i.e. he/she/they, is/are) or circling the correct forms. Failure to correctly indicate this information may lead to rejection of document recording.
- The notary seal impression must be clear and photographically reproducible. Impression must not cover text or lines. If seal impression smudges, re-seal if a sufficient area permits, otherwise complete a different acknowledgment form.
- Signature of the notary public must match the signature on file with the office of the county clerk.
 - ❖ Additional information is not required but could help to ensure this acknowledgment is not misused or attached to a different document.
 - ❖ Indicate title or type of attached document, number of pages and date.
 - ❖ Indicate the capacity claimed by the signer. If the claimed capacity is a corporate officer, indicate the title (i.e. CEO, CFO, Secretary).
- Securely attach this document to the signed document

CORPORATE RESOLUTION OF

MORTGAGE ELECTRONIC REGISTRATION SYSTEMS, INC.

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NOW, THEREFORE, BE IT RESOLVED, that the individuals (the "Signing Officers") set forth on the attached list of candidates, as amended from time to time by Mortgage Electronic Registration Systems, Inc. ("MERS") at the request of **Carrington Mortgage Services LLC, Org ID 1006037** (the "Member"), are officers of the Member, which is a member of the MERS® System, and that each such individual be, and he or she, as the case may be, hereby is, appointed as an assistant secretary, assistant vice president, and vice president of MERS; and be it further

RESOLVED, that this MERS Corporate Resolution supersedes and replaces any and all previous MERS Corporate Resolutions that appointed Signing Officers for the Member; and be it further

RESOLVED, that all Signing Officers shall be bound to abide by and follow the MERS® System Rules of Membership (the "Rules"); and be it further

RESOLVED, that the authority granted to such Signing Officers as assistant secretary, assistant vice president, and vice president of MERS shall be specifically limited to undertaking only the actions set forth below on behalf of MERS, provided such actions are otherwise taken in accordance with the requirements of applicable laws, rules, and regulations, and further that any action taken by a Signing Officer that is not specifically enumerated below is beyond the scope of the authority granted to such Signing Officer and is ultra vires; and be it further

RESOLVED, that each of the Signing Officers be, and hereby is, authorized to perform only the following on behalf of and in the name of MERS:

- (1) take any and all actions and execute all documents necessary to release the lien of any mortgage loan registered on the MERS® System that is shown to be registered to the Member or its Affiliate Org ID, including but not limited to (a) satisfactions, (b) discharges, (c) partial releases, and (d) substitution of trustee on Deeds of Trust;
- (2) assign the lien of any mortgage loan naming MERS as the mortgagee when the Member is also the current promissory note-holder, or if the mortgage loan is registered on the MERS® System, is shown to be registered to the Member or its Affiliate Org ID;
- (3) execute any and all documents necessary to foreclose upon the property securing any mortgage loan registered on the MERS® System that is shown to be registered to the Member or its Affiliate Org ID, so long as such execution does not violate the Rules, including but not limited to (a) substitution of trustee on Deeds of Trust, (b) Trustee's Deeds upon sale on behalf of MERS, (c) Affidavits of Non-military Status, (d) Affidavits of Judgment, (e) Affidavits of Debt, (f) quitclaim deeds, and (g) endorsements of promissory notes to VA or HUD on behalf of MERS as a required part of the claims process;
- (4) take any and all actions and execute all documents necessary to protect the interest of the Member, the beneficial owner of such mortgage loan, or MERS in any bankruptcy proceeding regarding a loan registered on the MERS® System that is shown to be registered to the Member or its Affiliate Org ID, so long as such execution does not violate the Rules, including but not limited to: (a) executing Proofs of Claim and Affidavits of Movant under 11 U.S.C. Sec. 501-502, Bankruptcy Rule 3001-3003, and

EXHIBIT "A"

applicable local bankruptcy rules, (b) entering a Notice of Appearance, (c) vote for a trustee of the estate of the debtor, (d) vote for a committee of creditors, (e) attend the meeting of creditors of the debtor, or any adjournment thereof, and vote on behalf of the Member, the beneficial owner of such mortgage loan, or MERS, on any question that may be lawfully submitted before creditors in such a meeting, (f) complete, execute, and return a ballot accepting or rejecting a plan, and (g) execute reaffirmation agreements;

(5) take any and all actions and execute all documents necessary to refinance, subordinate, amend or modify any mortgage loan registered on the MERS® System that is shown to be registered to the Member or its Affiliate Org ID;

(6) endorse checks made payable to Mortgage Electronic Registration Systems, Inc. to the Member that are received by the Member for payment on any mortgage loan registered on the MERS® System that is shown to be registered to the Member or its Affiliate Org ID;

(7) take any such actions and execute such documents as may be necessary to fulfill the Member's (i) servicing obligations to the beneficial owner of such mortgage loan (including mortgage loans that are removed from the MERS® System as a result of a deactivation), including, but not limited to, (a) verifying litigation documents, and (b) responding to various forms of discovery requests, and (ii) indemnification obligations under the Rules; and

(8) take such ministerial actions and, in such ministerial capacity, to execute and deliver all such instruments and documents as the officer(s) of MERS deem necessary or appropriate in order to effectuate fully the purpose of each and all of the foregoing powers.

I, **Timothy E Renner**, being the **Associate Secretary** of Mortgage Electronic Registration Systems, Inc., hereby certify that the foregoing is a true copy of a Resolution duly adopted by me pursuant to authority granted by the Board of Directors of MERS, and that it is effective as of **Monday, November 02, 2015**. This MERS Corporate Resolution is in full force and effect on this date and it does not conflict with the Certificate of Incorporation or By-Laws of MERS.



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Timothy E Renner, Associate Secretary



Carrington Mortgage Services LLC

Org ID 1006037

Master List effective as of Monday, November 02, 2015

Mortgage Electronic Registration Systems, Inc.

Signing Officers

ANTHONY DEROSA

CHRIS LETCHTANSKI

CHRIS S. MILLER

ELIZABETH OSTERMANN

JARED BOOR

KIRK GERLING

RAY BROUSSEAU

ROB PETRUSKA

SCOTT A. REED

TOM CROFT

YOLANDA TALBOT

