

Prepared by:  
Sady D. Mauldin, Esq.  
**MCCALLA RAYMER, LLC**  
Two North Twentieth  
2 20th Street North, Suite 1310  
Birmingham, Alabama 35203  
File Number: 946714 / Ford

Send Property Tax Notice to:  
Federal Home Loan Mortgage  
Corporation (1410 Springs Hill  
Road, McLean, VA 22102)



20151215000428310 1/3 \$21.00  
Shelby Cnty Judge of Probate, AL  
12/15/2015 03:00:25 PM FILED/CERT

## **SPECIAL WARRANTY DEED**

**STATE OF ALABAMA  
COUNTY OF SHELBY**

**KNOW ALL MEN BY THESE PRESENTS**, that in consideration of Ten Dollars (\$10.00) and other valuable considerations to the undersigned GRANTOR in hand paid by the GRANTEE herein, the receipt whereof is hereby acknowledged, **U.S. Bank National Association**, (hereinafter referred to as "GRANTOR"), does hereby grant, bargain, sell and convey unto **Federal Home Loan Mortgage Corporation** (1410 Springs Hill Road, McLean, VA 22102), (hereinafter referred to as "GRANTEE"), its successors and assigns, all right, title, interest and claim in or to the following described real estate situated in the County of Shelby, State of Alabama, to-wit:

**Lot 13, according to the Survey of Blueberry Estates, as recorded in Map Book 5,  
Page 72, in the Office of the Judge of Probate of Shelby County, Alabama.**

TO HAVE AND TO HOLD, the aforegranted premises to said GRANTEE(S), its successors and assigns  
FOREVER IN FEE SIMPLE.

This instrument is executed without warranty or representation of any kind on the part of the undersigned, express or implied, except there are no liens or encumbrances outstanding against the premises conveyed herein, which were created or suffered by the undersigned and not specifically excepted herein. Property sold AS IS.

**THIS CONVEYANCE IS MADE SUBJECT TO ANY RIGHT OF REDEMPTION ARISING BY  
VIRTUE OF THE FORECLOSURE OF A MORTGAGE EVIDENCED BY THAT CERTAIN  
FORECLOSURE DEED DATED AUGUST 5, 2015, RECORDED IN INSTRUMENT NO.  
20150805000270140, IN THE OFFICE OF THE JUDGE OF PROBATE OF SHELBY COUNTY,  
ALABAMA.**

IN WITNESS WHEREOF, the said Jami T Amador by \_\_\_\_\_, its AVP,  
who is authorized to execute this conveyance, has hereto set its signature and seal, on this 1 day of  
December, 2015.

U.S. Bank National Association

By: Jami T Amador (Seal)  
Name: Jami T Amador  
Title: AVP

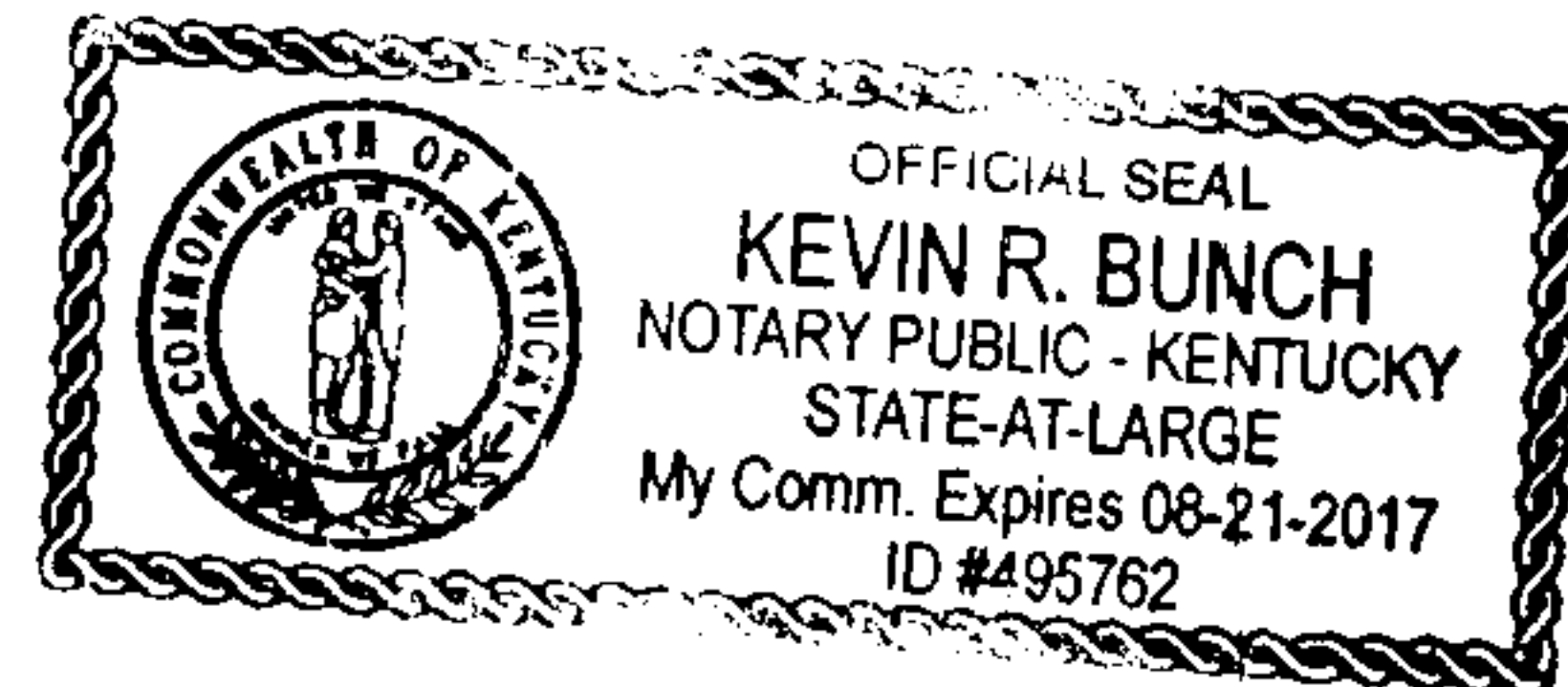
THE STATE OF Kentucky  
COUNTY OF Daviess


I, the undersigned Notary Public, in and for said county, in said state hereby certify that  
Jami T Amador who is AVP of \_\_\_\_\_ 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 as such officer with full authority, executed same voluntarily for and as the act of  
\_\_\_\_\_.

GIVEN UNDER MY HAND AND OFFICIAL SEAL this the 1 day of  
December, 2015.

[Signature]  
NOTARY PUBLIC

My Commission expires: 8-21-2017



  
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<b>Real Estate Sales Validation Form</b>
<i>This Document must be filed in accordance with Code of Alabama 1975, Section 40-22-1</i>

Grantor's Name	U.S. Bank National Association	Grantee's Name	Federal Home Loan Mortgage Corporation
Mailing Address	8609 Westwood Center Drive MSC 81 Vienna, VA 22183-5000	Mailing Address	8609 Westwood Center Drive MSC 81 Vienna, VA 22183-5000
Property Address	513 Pope Drive Pelham, AL 35124	Date of Sale	July 16, 2015
		Total Purchase price	38,385.00
		or	
		Actual Value	
		or	
		Assessed 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	Appraisal
Sales Contract	x Other FC Sale
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.

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	12/9/15	Print	Tia Williams
Unattested	Sign	Tia Williams	
	(verified by)	(Grantor/Grantee/Owner/Agent) circle one	

Form RT-1