



ELECTRONICALLY FILED
1/8/2016 1:28 PM
58-CV-2015-900675.00
CIRCUIT COURT OF
SHELBY COUNTY, ALABAMA
MARY HARRIS, CLERK

IN THE CIRCUIT COURT OF SHELBY COUNTY, ALABAMA

MERCURY FUNDING, LLC

Plaintiff,

v.

**SOUTHERN HOME SERVICES, LLC and
REGIONS BANK,**

Defendants.

58-CV-2015-900675.00

ORDER FOR POSSESSION AND QUIETING TITLE AS TO REGIONS BANK

This matter came before the Court upon the *Joint Motion for Entry of Consent Order* filed by Plaintiff Mercury Funding, LLC ("Plaintiff") and defendant Regions Bank ("Regions Bank").

In its Complaint, Plaintiff requests that this Court enter an Order for Possession and Quieting Title as to Regions Bank with respect to real property located at 313 Oakwell Circle, Calera, Alabama 35040 also known as Lot 12 Oakwell Circle, Calera, Alabama 35040, located in Shelby County, Alabama, which is more particularly identified and described as:

SHELBY COUNTY PARCEL I.D.: 58-28-4-17-1-003-007.000

LEGAL DESCRIPTION: LOT 12, ACCORDING TO THE SURVEY OF CAMDEN COVE WEST, SECTOR 3, PHASE I, AS RECORDED IN MAP BOOK 35, PAGE 14 IN THE PROBATE OFFICE OF SHELBY COUNTY, ALABAMA.

(the "Property").

In the Joint Motion, the parties state that Regions Bank does not wish to exercise any rights it may have in the Property.

20160217000050070 1/4 \$23.00
Shelby Cnty Judge of Probate, AL
02/17/2016 11:55:19 AM FILED/CERT


The Court being informed by the parties that the above cause has been resolved as to Defendant Regions Bank, and based on the pleadings of record and for good cause shown, it is hereby:

ORDERED, ADJUDGED, and DECREED:

1. The *Joint Motion for Entry of Consent Order* is hereby **GRANTED**;
2. Any title or interests claimed by Regions Bank is hereby **VESTED** and **QUIETED** in favor of the Plaintiff;
3. Regions Bank has no estate, right of redemption, title, lien, or interest in or to the Property or any part of the Property;
4. Plaintiff is entitled to exclusive possession of the Property with respect to Regions Bank;
5. Nothing herein shall impact or impair any right or remedy of Regions Bank except as specifically provided herein; and,
6. The costs of this matter shall be taxed as paid.

Dated this the 6th day of January, 2016.


CIRCUIT COURT JUDGE


20160217000050070 2/4 \$23.00
Shelby Cnty Judge of Probate, AL
02/17/2016 11:55:19 AM FILED/CERT



ELECTRONICALLY FILED
12/2/2015 1:42 PM
58-CV-2015-900675.00
CIRCUIT COURT OF
SHELBY COUNTY, ALABAMA
MARY HARRIS, CLERK

IN THE CIRCUIT COURT OF SHELBY COUNTY, ALABAMA

MERCURY FUNDING, LLC

Plaintiff,

v.

**SOUTHERN HOME SERVICES, LLC and
REGIONS BANK,**

Defendants.

58-CV-2015-900675.00

**ORDER FOR POSSESSION AND QUIETING TITLE AS TO
SOUTHERN HOME SERVICES, LLC**

This matter came before the Court upon the *Application and Affidavit for Entry of Default Judgment* filed by Plaintiff Mercury Funding, LLC ("Plaintiff"). Plaintiff requests that this Court enter an Order for Possession and Quieting Title as to defendant Southern Home Services, LLC ("Defendant") with respect to real property located at 313 Oakwell Circle, Calera, Alabama 35040 also known as Lot 12 Oakwell Circle, Calera, Alabama 35040, located in Shelby County, Alabama, which is more particularly identified and described as:

SHELBY COUNTY PARCEL I.D.: 58-28-4-17-1-003-007.000

LEGAL DESCRIPTION: LOT 12, ACCORDING TO THE SURVEY OF CAMDEN COVE WEST, SECTOR 3, PHASE I, AS RECORDED IN MAP BOOK 35, PAGE 14 IN THE PROBATE OFFICE OF SHELBY COUNTY, ALABAMA.

(the "Property").

The Court finds that Defendant was properly served with the Complaint, that it has been more than 30 days since the Defendant was served, and that the Defendant failed to answer the Complaint. Based on the foregoing and the pleadings of record, it is hereby **ORDERED, ADJUDGED, and DECREED:**



20160217000050070 3/4 \$23.00
Shelby Cnty Judge of Probate, AL
02/17/2016 11:55:19 AM FILED/CERT

1. Plaintiff shall recover from Defendant exclusive possession of the Property;
2. Any title or interests claimed by Defendant is hereby **VESTED** and **QUIETED** in favor of the Plaintiff;
3. The claims of Defendant and all who claim title under Defendant in and to the Property are without any right;
4. Defendant has no estate, right of redemption, title, lien, or interest in or to the Property or any part of the Property;
5. Defendant and all persons claiming under Defendant are permanently enjoined from asserting any estate, right of redemption, title, lien, or interest in or to the Property or any part of the Property; and
6. The costs of this matter are to be taxed as paid.

Dated this the 2nd day of December, 2015

H. M. Hill
CIRCUIT COURT JUDGE



20160217000050070 4/4 \$23.00
Shelby Cnty Judge of Probate, AL
02/17/2016 11:55:19 AM FILED/CERT