

THIS INSTRUMENT WAS PREPARED

BY:

Jason Tingle, Esq.
244 Inverness Center Dr
Ste 200
Birmingham, AL 35242

SEND TAX NOTICES TO:

PROF-2013-S3 Legal Title Trust, by U.S.
Bank National Association, as Legal Title
Trustee
8742 Lucent Blvd.
STE 300
Highlands Ranch, CO 80129

GRANTOR

Tamara A Purdie
102 Stonehaven Way
Pelham, AL 35124

GRANTEE

PROF-2013-S3 Legal Title Trust, by U.S.
Bank National Association, as Legal Title
Trustee
8742 Lucent Blvd.
STE 300
Highlands Ranch, CO 80129

Property Address: 102 Stonehaven Way, Pelham, AL 35124

Purchase Price: \$187,000.00***Mortgagee credit***

Sale Date: September 13, 2017

STATE OF ALABAMA)
COUNTY OF SHELBY)

FORECLOSURE DEED

KNOW ALL MEN BY THESE PRESENTS, That whereas heretofore on December 20, 2006, Tamara A Purdie, an unmarried woman, executed a certain mortgage on the property hereinafter described to Mortgage Electronic Registration Systems, Inc. acting solely as nominee for MORTGAGE LENDERS NETWORK USA, INC. DBA LENDERS NETWORK, which said mortgage was recorded in the Office of the Judge of Probate of Shelby County, Alabama, at Instrument Number, 20161228000630470; and subsequently transferred and assigned to ARCH BAY HOLDINGS, LLC - SERIES 2010 A, and said assignment being recorded in Instrument Number, 20100423000123820; and subsequently transferred and assigned to US Bank, National Association, not in its individual capacity, but solely as Trustee for the RMAC Trust, Series 2013-1T, and said assignment being recorded in Instrument Number, 20130624000256820; and subsequently transferred and assigned to PROF-2013-S3 Legal Title Trust, by U.S. Bank

National Association, as Legal Title Trustee, and said assignment being recorded in Instrument Number, 20160321000087750; and

WHEREAS, in and by said mortgage the mortgagee was authorized and empowered in case of default in the payment of the indebtedness thereby secured according to the terms thereof, to sell said property before the Shelby County Courthouse door in the Columbiana, Alabama, after giving notice of the time, place and terms of said sale in some newspaper published in said city by publication once a week for three consecutive weeks prior to said sale at public outcry for cash to the highest bidder, and said mortgage provided that in case of sale under the power and authority contained in same, the mortgagee or any person conducting said sale for the mortgagee was authorized to execute title to the purchaser at said sale; and it was further provided in and by said mortgage that the mortgagee may bid at the sale and purchase said property if the highest bidder therefore; and

WHEREAS, default was made in the payment of the indebtedness secured by said mortgage, and PROF-2013-S3 Legal Title Trust, by U.S. Bank National Association, as Legal Title Trustee ("Transferee") did declare all of the indebtedness secured by said mortgage due and payable and did give due and proper notice of the foreclosure of said mortgage by publication in Shelby County Reporter, a newspaper published in Shelby County, Alabama, and of general circulation in Shelby County, Alabama, in its issues of July 19, 2017, July 26, 2017, August 2, 2017, September 6, 2017; and

WHEREAS, on September 13, 2017, the day on which the foreclosure was due to be held under the terms of said notice, between the legal hours of sale, said foreclosure was duly and properly conducted, and PROF-2013-S3 Legal Title Trust, by U.S. Bank National Association, as Legal Title Trustee did offer for sale and sell at public outcry in front of the Shelby County Courthouse in the City of Shelby County Courthouse door in the Columbiana, Alabama, the

property hereinafter described; and

WHEREAS, Jessica Veitch was the Auctioneer who conducted said foreclosure sale and was the person conducting said sale for the said PROF-2013-S3 Legal Title Trust, by U.S. Bank National Association, as Legal Title Trustee; and

WHEREAS, the highest and best bid for the property described in the aforementioned mortgage was the bid of PROF-2013-S3 Legal Title Trust, by U.S. Bank National Association, as Legal Title Trustee, in the amount of \$187,000.00, which sum of money PROF-2013-S3 Legal Title Trust, by U.S. Bank National Association, as Legal Title Trustee offered to credit on the indebtedness secured by said mortgage, and the said PROF-2013-S3 Legal Title Trust, by U.S. Bank National Association, as Legal Title Trustee, by and through Jason Tingle, as attorney for said PROF-2013-S3 Legal Title Trust, by U.S. Bank National Association, as Legal Title Trustee, does hereby GRANT, BARGAIN, SELL AND CONVEY unto the said PROF-2013-S3 Legal Title Trust, by U.S. Bank National Association, as Legal Title Trustee, the following described property situated in Shelby County, Alabama, to-wit:

Lot 202, according to the Record Plat for The Glen at Stonehaven, as recorded in Map Book 26, Page 91, in the Probate Office of Shelby County, Alabama.

Subject to: all easements, restrictions and rights of way of record.

TO HAVE AND TO HOLD the above described property to PROF-2013-S3 Legal Title Trust, by U.S. Bank National Association, as Legal Title Trustee and its successors and assigns; subject, however, to the statutory right of redemption on the part of those entitled to redeem as provided by the laws of the State of Alabama.

IN WITNESS WHEREOF, PROF-2013-S3 Legal Title Trust, by U.S. Bank National Association, as Legal Title Trustee has caused this instrument to be executed by and through Jason Tingle, as attorney for said Transferee, and said Jason Tingle, as attorney for said Transferee, has hereto set his hand and seal on this the 15th day of September,

2017.

PROF-2013-S3 Legal Title Trust, by U.S. Bank National Association, as Legal Title Trustee

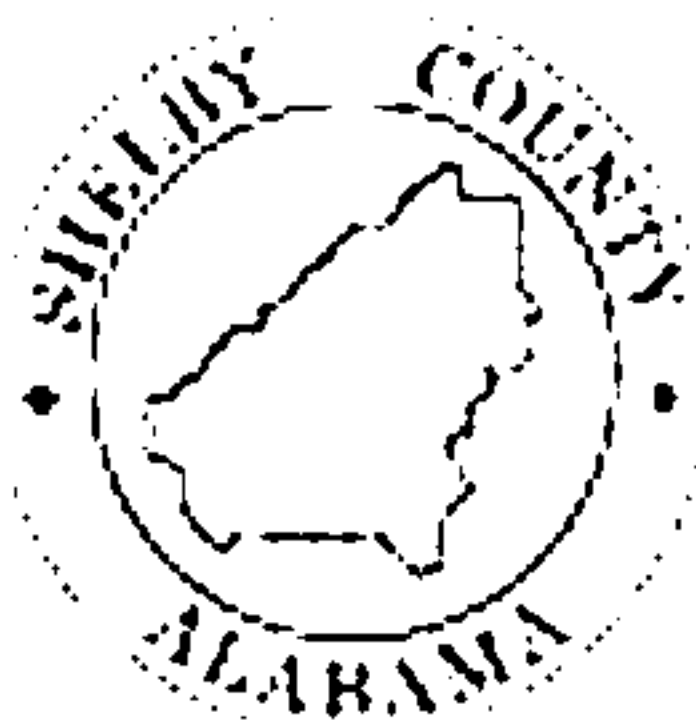
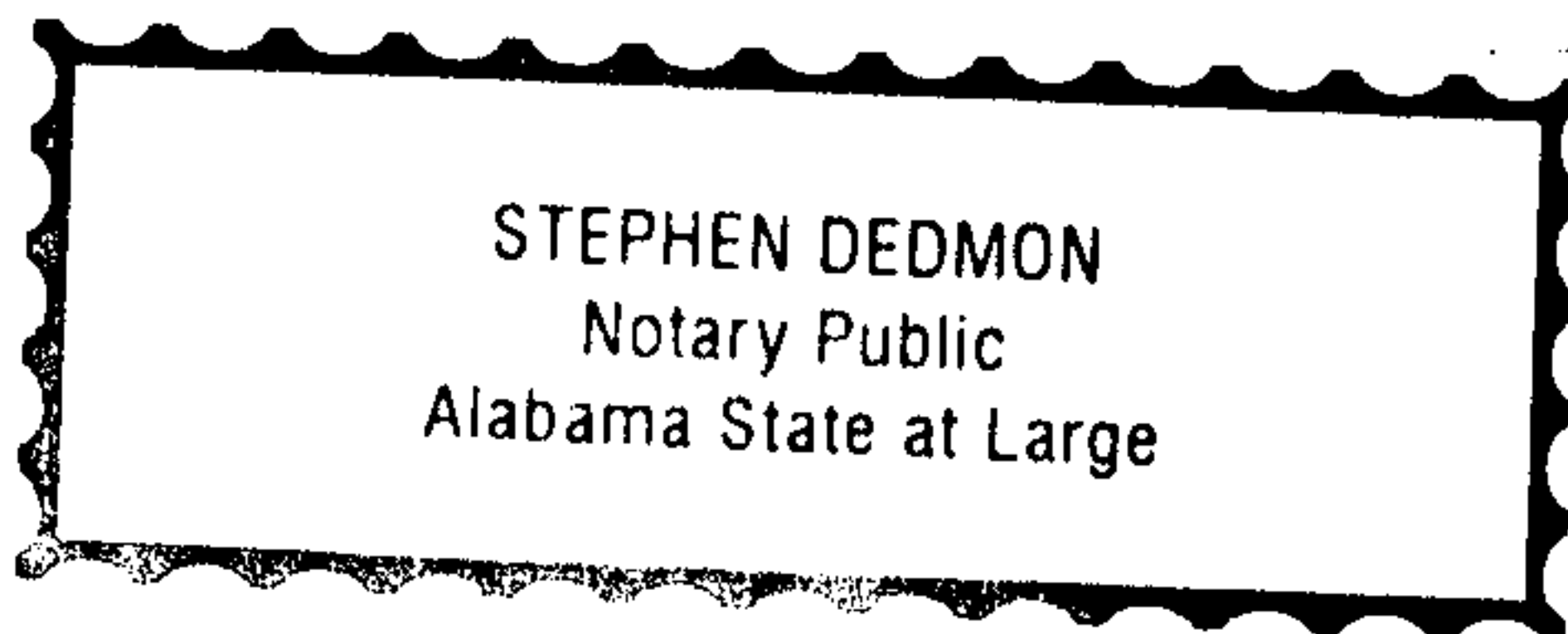
By: [Signature]
Jason Tingle, Attorney for Transferee

STATE OF ALABAMA)
COUNTY OF SHELBY)

I, the undersigned authority, a Notary Public in and for said County and in said State, do hereby certify that Jason Tingle, whose name as Attorney for PROF-2013-S3 Legal Title Trust, by U.S. Bank National Association, as Legal Title Trustee, 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 said conveyance, he, as such attorney for PROF-2013-S3 Legal Title Trust, by U.S. Bank National Association, as Legal Title Trustee and with full authority, executed the same voluntarily on the day the same bears date for and as the act of said Transferee.

GIVEN under my hand, on this 15th day of September, 2017.

[Signature]
Notary Public
My Commission Expires: 5/11/19



Filed and Recorded
Official Public Records
Judge James W. Fuhrmeister, Probate Judge,
County Clerk
Shelby County, AL
09/19/2017 11:16:48 AM
\$32.00 CHERRY
20170919000340790

[Signature]