

INVESTOR NUMBER:

20171204000434170
12/04/2017 02:44:29 PM
DEEDS 1/3

PennyMac CM #: 420520

MORTGAGOR(S): Michael J. Shriver, and his spouse, Ellyn Shriver

Grantee's Address:

Secretary of Veterans Affairs

Loan Guaranty Service

3401 West End Avenue, Suite 760W

Nashville, TN 37203

STATE OF ALABAMA)

COUNTY OF SHELBY)

SPECIAL WARRANTY DEED

KNOW ALL MEN BY THESE PRESENTS: That, for and in consideration of Five Hundred Dollars (\$500.00) and other valuable consideration, the receipt whereof is hereby acknowledged, the undersigned Grantor, **PennyMac Loan Services, LLC**, does hereby grant, bargain, sell, and convey unto Grantee, **The Secretary of Veterans Affairs, an Officer of the United States of America, his/her successors and/or assigns, at VA Regional Loan Center, 3401 West End Avenue, Suite 760W, Nashville, TN 37203, as their interest may appear**, the following described real estate situated in the County of Shelby, State of Alabama, to-wit:

Lot 176, according to the Survey of the Reserve at Timberline
Phase 2, as recorded in Map Book 39, Page 27, in the Probate of
Shelby County, Alabama.

TO HAVE AND TO HOLD, the above-described property together with all and singular the tenements, hereditaments, and appurtenances thereupon belonging or in any wise appertaining unto the said Grantee, its successors and assigns, forever.

420520 *SWD* *Y

IT IS EXPRESSLY UNDERSTOOD AND AGREED by and between the parties hereto that this conveyance is subject to any outstanding rights of redemption from foreclosure sale, and that this deed contains no warranty except against the acts of the said Grantor, and all persons claiming by, through, or under it.

Executed on this 29 day of NOVEMBER, 2017.

PENNYMAC LOAN SERVICES, LLC

By:  Teresa Luna

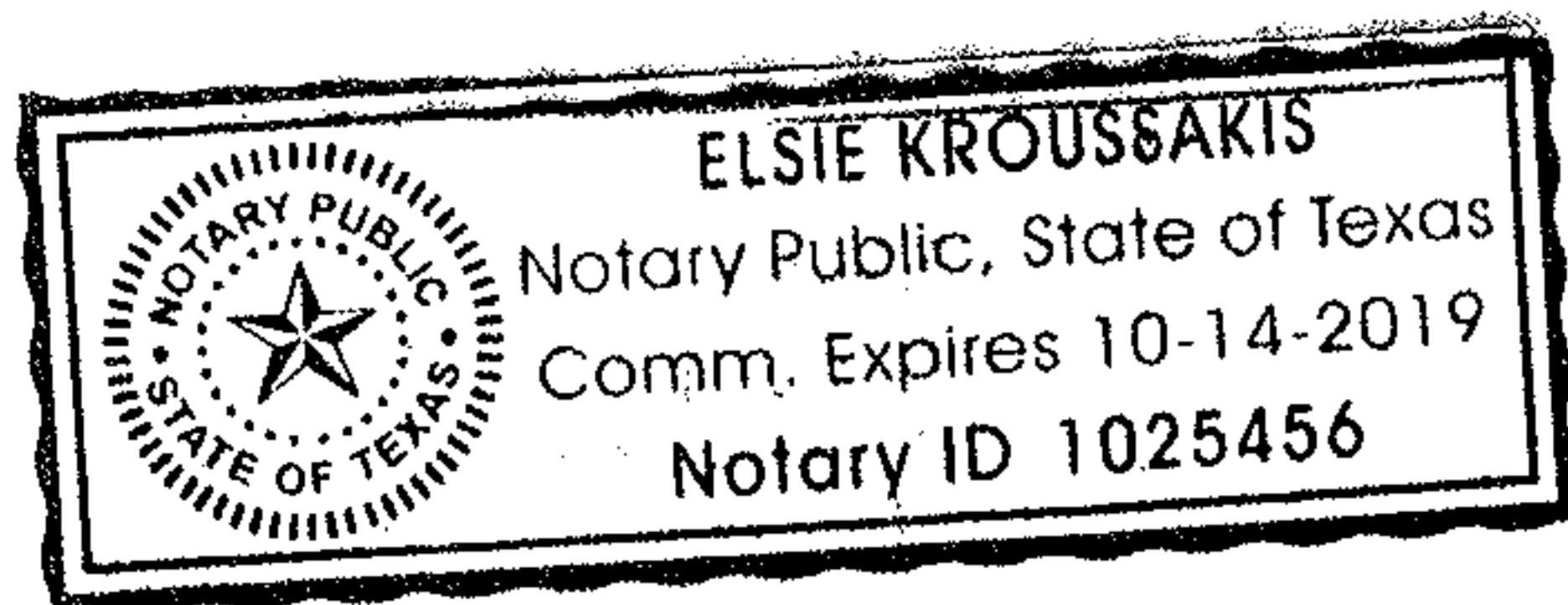
Its: Authorized Representative


STATE OF TEXAS)

COUNTY OF TARRANT)

I, the undersigned, a Notary Public in and for said County in said State, hereby certify that Teresa Luna, whose name as Auth. Representative of PennyMac Loan Services, LLC, 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/she, as such officer, and with full authority, executed the same voluntarily for and as the act of said entity.

Given under my hand this the 29 day of November, 2017.




Notary Public

My Commission Expires: 10-14-2019

THIS INSTRUMENT PREPARED BY:

Pam King
Sirote & Permutt, P.C.
2311 Highland Avenue South
P. O. Box 55727
Birmingham, AL 35255-5727

Real Estate Sales Validation Form*This Document must be filed in accordance with Code of Alabama 1975, Section 40-22-1*Grantor's Name PennyMac Loan Services, LLC
c/o PennyMacGrantee's Name Secretary of Veterans AffairsMailing Address 3043 Townsgate Rd, Suite 200
Westlake Village, CA 91361Mailing Address 4100 International Pkwy
Suite 1000
Carrollton, TX 75007Property Address 1081 Merion Dr
Calera, AL 35040Date of Sale November 29, 2017Total Purchase Price \$176,926.00

or

Actual Value \$ _____

or

Assessor's 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☐ Sales Contract☐ Closing Statement☐ Appraisal☒ Other Foreclosure Deed

If the conveyance document presented for recordation contains all of the required information referenced above, the filing of this form is not required.

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).

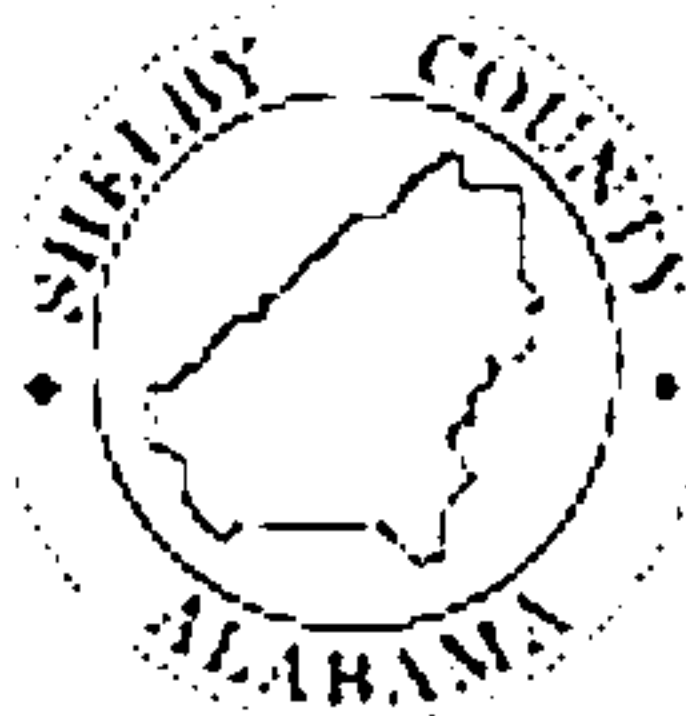
Date 12/4/2017Print Tiffany Sides, title specialist☐ Unattested

(verified by)

Sign

Tiffany Sides

(Grantor/Grantee/Owner/Agent) circle one



Filed and Recorded
Official Public Records
Judge James W. Fuhrmeister, Probate Judge,
County Clerk
Shelby County, AL
12/04/2017 02:44:29 PM
\$22.00 DEBBIE
20171204000434170

A handwritten signature in black ink, appearing to read "J. W. Fuhrmeister".