

This instrument was prepared by:
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Sirote & Permutt, P.C.
2311 Highland Avenue South
Birmingham, Alabama 35205

SEND TAX NOTICE TO:
Wilmington Savings Fund
Society, FSB, as trustee of
Stanwich Mortgage Loan Trust
A, 1600 South Douglass Road,
Ste 200-A, Anaheim, CA 92806

STATE OF ALABAMA)

COUNTY OF SHELBY)

QUIT CLAIM DEED

KNOW ALL MEN BY THESE PRESENTS, that for and in consideration of the sum of Five Hundred And 00/100 Dollars (\$500.00) and other good and valuable considerations in hand paid to the undersigned, the receipt whereof is hereby acknowledged, the undersigned Beneficial Financial I, Inc (hereinafter called "Grantors"), hereby remise, release, quit claim, grant, sell and convey to Wilmington Savings Fund Society, FSB, as trustee of Stanwich Mortgage Loan Trust A (hereinafter called "Grantee"), all their right, title, interest and claim in or to the following described real estate situated in Shelby County, Alabama, to-wit:

A tract of land located in the Southwest Quarter of Northwest Quarter of Section 18, Township 21 South, Range 2 East, Shelby County, Alabama, more particularly described as follows: Commence at a point on the Northeast line of Lot 1, Block 1, Parker's Subdivision as recorded, said point being 5 feet Northwest of the most Easterly corner of said lot; thence looking Northwesterly along said lot line, turn 84 degrees 19 minutes right in a Northeasterly direction for a distance of 75.73 feet to the point of a curve to the right, said curve being subtended by a central angle of 5 degrees 24 minutes 24 seconds and having a radius of 348.33 feet; thence around the arc of said curve 32.92 feet to the point of beginning of tract of land herein described, said point of beginning being on the arc of a curve to the right, said curve being subtended by a central angle of 17 degrees 52 minutes 46 seconds, and having a radius of 348.33 feet; thence continue around the arc of said curve 108.65 feet; thence 81 degrees 03 minutes 37 seconds left from chord of said curve Northwesterly 305.76 feet; thence 107 degrees 35 minutes 46 seconds left Southwesterly along a projection of the Northwest line of Lot 3, Block 1, Parker's Subdivision a distance of 200.7 feet; thence 90 degrees 17 minutes left Southeasterly a distance of 275.15 feet, more or less, to the point of beginning.

Shelby County, AL 01/08/2018
State of Alabama
Deed Tax: \$49.00



20180108000007350 1/3 \$70.00
Shelby Cnty Judge of Probate, AL
01/08/2018 01:09:55 PM FILED/CERT



TO HAVE AND TO HOLD to the said Grantee forever.

2017. Given under our hands and seals, this 7 day of December.

Beneficial Financial I, Inc

By: [Signature]
Its: VP and Asst. Sec,
Admin Serv. Div


STATE OF Florida
COUNTY OF Hillsborough


I, the undersigned, a Notary Public in and for said County, in said State, hereby certify that Stanley Heigert, whose named as VP / ASST. Secretary, of Beneficial Financial I, Inc, a corporation, 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 corporation.

Given under my hand and official seal this 7th day of December, 2017.

Eddie Garay
Notary Public
My Commission Expires: 4/26/21
AFFIX SEAL

2017-000453

 Eddie Garay
NOTARY PUBLIC
STATE OF FLORIDA
Comm# GG098377
Expires 4/26/2021


20180108000007350 2/3 \$70.00
Shelby Cnty Judge of Probate, AL
01/08/2018 01:09:55 PM FILED/CERT

Real Estate Sales Validation Form

This Document must be filed in accordance with Code of Alabama 1975, Section 40-22-1

Grantor's Name Beneficial Financial I, Inc

Grantee's Name Wilmington Savings Fund Society,
FSB, as trustee of Stanwich Mortgage
Loan Trust A

Mailing Address _____

Mailing Address _____

Property Address 604 Mountain View Dr
Wilsonville, AL 35186

Date of Sale _____
Total Purchase Price ~~200,000~~ _____
or
Actual Value \$ _____
or
Assessor's Market Value \$ 48,660⁰⁰

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 _____

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 12/21/17

☒ Unattested

EJ
(verified by)

Print STANLEY DITIGER

Sign [Signature]
(Grantor/Grantee/Owner/Agent) circle one



20180108000007350 3/3 \$70.00
Shelby Cnty Judge of Probate, AL
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