



ALABAMA DEPARTMENT OF REVENUE
MOTOR VEHICLE DIVISION
TITLE SECTION

MVT 5-39E
(REV 01/2010)

Notice of Cancellation of a
Certificate of Origin or Alabama Title For a
Manufactured Home Classified as Real Property

DOCUMENT CONTROL #:DCN000011543

DATE:04/09/2018

MANUFACTURED HOME INFORMATION

VEHICLE IDENTIFICATION NUMBER	YEAR MODEL	MAKE	MODEL	BODY TYPE	CURRENT ALABAMA TITLE NO.
SOU007038ALB	2012	SOUTHER	E0913	MH	54655613
NEW	USED	DATE OF PURCHASE (MD/Y)		COLOR	
	<input checked="" type="checkbox"/>	02/12/2018		Gray	

Owner(s) NEWMAN DONNA K

Address 19 HIGHWAY 83

City HARPERSVILLE

State AL

Zip Code 35078

I (We) hereby certify that the above referenced manufactured home has been permanently affixed and recorded as real property and that the attached manufacturer's certificate of origin, Alabama title, or surety bond is being surrendered pursuant to Section 32-20-20, **Code of Alabama 1975**, for the issuance or a certificate of cancellation.

Donna K. Newman
Owner's Signature

Donna K. Newman
Owner's Printed Name

04.09.18
Date

Owner's Signature

Owner's Printed Name

Date

I hereby attest that the above referenced manufactured home has been recorded as being permanently affixed and recorded as real property in the county of Shelby

[Signature]
Judge of Probate (authorized signature required)

5/7/18
Date

A certified copy of the title history (including any cancellation) may be obtained by submitting a Request for Motor Vehicle Records (form MV-DPPA1) and the required fee. The record request form can be accessed through the Department web site at <http://www.revenue.alabama.gov/motorvehicle/mvforms/MVDPPA1.pdf>.

Note: This form must be submitted to a Designated Agent within 90 days of the notice date.

20180507000155170 1/9 \$39.00
Shelby Cnty Judge of Probate, AL
05/07/2018 01:19:40 PM FILED/CERT



CERTIFICATE OF TITLE FOR A VEHICLE

TITLE NO. 54655613
VEHICLE IDENTIFICATION NUMBER S0U007038ALB
TRANS CODE 03
DATE ISSUED 04/03/2018
VR MODEL 2012
MAKE SOUTHER
MODEL E0913
BODY TYPE MH
FRV AL TITLE NO
CYL 00
NEW USED DEMO 02/12/2018
PURCHASE DATE 02/12/2018
NO. LIENS 1
COLOR GRY
ODOMETER EXEMPT
MAIL TO

NAME(S) AND MAILING ADDRESS OF OWNER(S)
NEWMAN DONNA K
19 HIGHWAY 83
HARPERSVILLE AL 35078

CIS FINANCIAL SERVICES, INC.
851 MILITARY STREET NORTH
HAMILTON AL 35570

RESIDENT ADDRESS IF DIFFERENT

LEGEND(S)

RELEASE OF LIEN
The holder of Lien on the vehicle described in this Certificate does hereby state that the lien described in said Certificate of Title is released and discharged.

First Lienholder
By Signature of Authorized Agent
Date
Second Lienholder
By Signature of Authorized Agent
Date

1ST LIENHOLDER'S NAME, ADDRESS AND LIEN DATE
CIS FINANCIAL SERVICES, INC.
851 MILITARY STREET NORTH
HAMILTON AL 35570
02/12/2018

2ND LIENHOLDER'S NAME, ADDRESS AND LIEN DATE



This certificate serves as an official document of the Department of Revenue and prima facie evidence that an application for certificate of title has been made for the vehicle described herein, pursuant to the provisions of the Motor Vehicle laws of this state, and the applicant named on the face hereof has been duly recorded as the lawful owner of the vehicle so described. Further, the said vehicle is subject to the security interest of the lender shown hereon if any. All such described vehicle may be subject to a mechanic's lien or a lien given by statute to the United States, this State or any political subdivision of this State or other encumbrances not required to be filed with this Department.


CONTROL NUMBER
50186240

KEEP IN A SAFE PLACE - ANY ALTERATION OR ERASURE VOIDS THIS TITLE

HOLD TO LIGHT TO VIEW WATERMARK

20180507000155170 2/9 \$39.00
Shelby Cnty Judge of Probate, AL
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This instrument was prepared by:
Brittney Evans
CIS Financial Services, Inc. dba CIS Home Loans
851 Military Street N
Hamilton, AL 35570


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LOAN #: 1704011084

MANUFACTURED HOME AFFIDAVIT OF AFFIXATION

STATE OF AL

COUNTY OF Shelby

This Manufactured Home Affidavit of Affixation is made this 5th day of June, 2017 and is incorporated into and shall be deemed to supplement the Mortgage, Deed of Trust, or Security Deed (the "Security Instrument") of the same date given by the undersigned (the "Borrower" or "Homeowner") to secure Borrower's Note to CIS Financial Services, Inc. dba CIS Home Loans, a Corporation

("Lender").

Borrower and Lender state that it is their intent that the manufactured home be and remain permanently attached to and part of the real property, and that it be regarded as an immovable fixture thereto and not as personal property.

"Homeowner" being duly sworn, on his, her or their oath state(s) as follows:

1. Homeowner owns the manufactured home ("Home") described as follows:

New _____ Used X Year 2012 Length 62 Width 30

Manufacturer/Make Southern Estates

Model Name or Model No. E0913

Serial No. SOU007038ALAE0913 and SOU007038ALBEO913

Serial No. _____

Serial No. _____

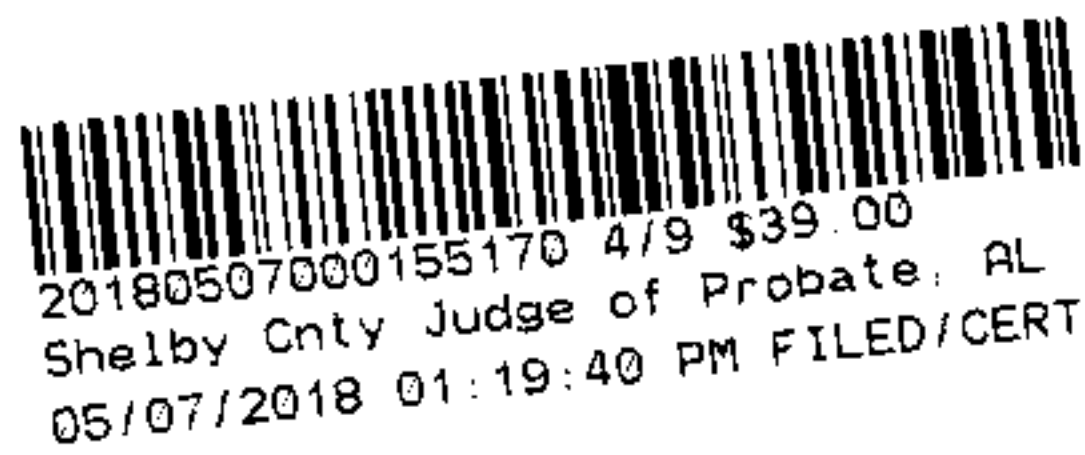
Serial No. _____

HUD Label Number(s) NTA1569046 and NTA1569047

Certificate of Title Number _____

ATTENTION COUNTY CLERK: This instrument covers goods that are or are to become fixtures on the Land described herein and is to be filed for record in the records where conveyances of real estate are recorded.





LOAN #: 1704011084

2. The Home was built in compliance with the federal Manufactured Home Construction and Safety Standards Act.
3. If the Homeowner is the first retail buyer of the Home, Homeowner is in receipt of (i) the manufacturer's warranty for the Home, (ii) the consumer manual for the Home, (iii) the Insulation Disclosure for the Home, and (iv) the formaldehyde health notice for the Home.
4. The Homeowner is in receipt of manufacturer's recommended maintenance program regarding the carpets and manufacturer's warranties covering the heating/cooling system, hot water heater, range, etc.
5. The Home is or will be located at the following "Property Address":
19 Highway 83, Harpersville

Shelby, AL 35078

(Street or Route, City)
(County) (State, Zip Code)

6. The legal description of the Property Address ("Land") is typed below or please see attached legal description.
SEE ATTACHED LEGAL DESCRIPTION AS EXHIBIT "A" AND MADE A PART HEREOF

7. The Homeowner is the owner of the Land or, if not the owner of the Land, is in possession of the real property pursuant to a lease in recordable form, and the consent of the lessor is attached to this Affidavit.
8. The Home is or shall be anchored to the Land by attachment to a permanent foundation, constructed in accordance with applicable state and local building codes and manufacturer's specifications in a manner sufficient to validate any applicable manufacturer's warranty, and permanently connected to appropriate residential utilities (e.g., water, gas, electricity, sewer) ("Permanently Affixed"). The Homeowner intends that the Home be an immoveable fixture and a permanent improvement to the Land.
9. The Home shall be assessed and taxed as an improvement to the Land. The Homeowner understands that if the Lender does not escrow for these taxes, that the Homeowner will be responsible for payment of such taxes.

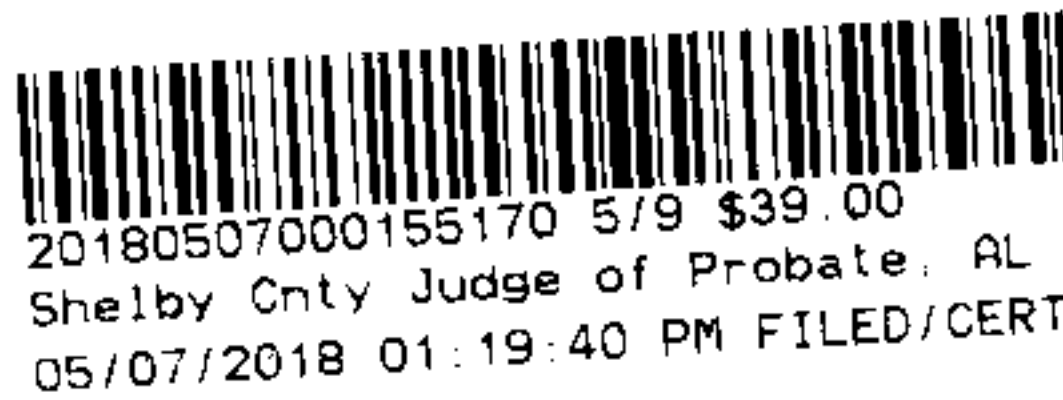
ATTENTION COUNTY CLERK: This instrument covers goods that are or are to become fixtures on the Land described herein and is to be filed for record in the records where conveyances of real estate are recorded.

Elle Mae, Inc.

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Initials: *SKA*
GMANARDU 0716
GMANARLU (CLS)
06/02/2017 02:52 PM PST





LOAN #: 1704011084

10. The Home is subject to the following security interests (each, a "Security Interest"):

CIS Financial Services, Inc.

Name of Lienholder

Name of Lienholder

Address:

851 Military St. N
Hamilton, AL 35570

Address:

Original Principal

Amount Secured: \$ 97,750.00

Original Principal

Amount Secured: \$ _____

11. Homeowner agrees that as of today, or if the Home is not yet located at the Property Address, upon the delivery of the Home to the Property Address:

- (a) All permits required by governmental authorities have been obtained;
- (b) The foundation system for the Home was designed by an engineer to meet the soil conditions of the Land. All foundations are constructed in accordance with applicable state and local building codes, and manufacturer's specifications in a manner sufficient to validate any applicable manufacturer's warranty;
- (c) If piers are used for the Home, they will be placed where recommended by the Home manufacturer;
- (d) The wheels, axles, towbar or hitch were removed when the Home was placed on the Property Address; and
- (e) The Home is (i) Permanently Affixed to a foundation, (ii) has the characteristics of site-built housing, and (iii) is part of the Land.

12. If the Homeowner is the owner of the Land, any conveyance or financing of the Home and the Land shall be a single transaction under applicable state law.

13. Other than those disclosed in this Affidavit, the Homeowner is not aware of (i) any other claim, lien or encumbrance affecting the Home, (ii) any facts or information known to the Homeowner that could reasonably affect the validity of the title of the Home or the existence or non-existence of security interests in it.

14. The Homeowner hereby initials one of the following choices, as it applies to title to the Home:

- ☐ A. The Home is not covered by a certificate of title. The original manufacturer's certificate of origin, duly endorsed to the Homeowner, is attached to this Affidavit, or previously was recorded in the real property records of the jurisdiction where the Home is to be located.
- ☐ B. The Home is not covered by a certificate of title. After diligent search and inquiry, the Homeowner is unable to produce the original manufacturer's certificate of origin.
- ☒ C. The manufacturer's certificate of origin and/or certificate of title to the Home ☒ shall be ☐ has been eliminated as required by applicable law.
- ☐ D. The Home shall be covered by a certificate of title.

15. This Affidavit is executed by Homeowner pursuant to applicable state law.

ATTENTION COUNTY CLERK: This instrument covers goods that are or are to become fixtures on the Land described herein and is to be filed for record in the records where conveyances of real estate are recorded.

Elle Mae, Inc.

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Initials: DM
GMANARDU 2116
GMANARDU (CLS)
06/02/2017 02:52 PM PST



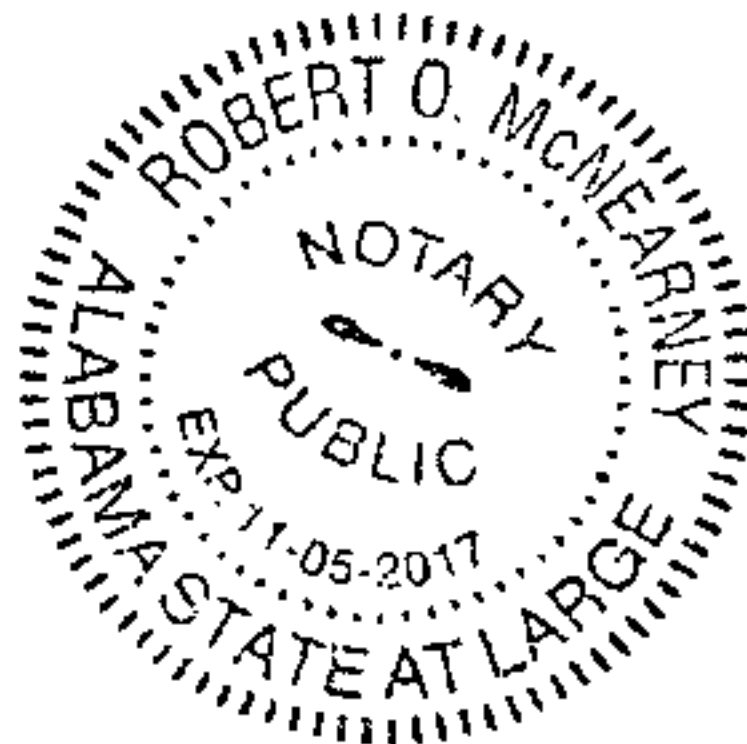
LOAN #: 1704011084

This Affidavit is executed by Homeowner(s) and Lienholder(s) pursuant to applicable state law and shall be recorded in the real property records in the county in which the real property and manufactured home are located.

Donna K Newman 6/5/17 (Seal)
DONNA K NEWMAN DATE

State of ALABAMA)
County of SHELBY)

On this 5th day of June, 2017, I, _____ the undersigned _____ a Notary Public in and for said county and in said state, hereby certify that DONNA K NEWMAN, whose name(s) is/are signed to the foregoing conveyance, and who is/are known to me, acknowledged before me that, being informed of the contents of the conveyance, he/she/they executed the same voluntarily and as his/her/their act on the day the same bears date. Given under my hand and seal of office this 5th day of June, 2017.



[Signature]
Notary Public

My Commission Expires: 11/5/17

ATTENTION COUNTY CLERK: This instrument covers goods that are or are to become fixtures on the Land described herein and is to be filed for record in the records where conveyances of real estate are recorded.

Ellie Mae, Inc.

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Initials: DKN
GMANARDU 0116
GMANARLU (CLS)
06/02/2017 02:52 PM PST



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LOAN #: 1704011084

IN WITNESS WHEREOF, Lender, being duly sworn on oath, intends that the Home be and remain Permanently Affixed to the Land and that the Home be an immoveable fixture and not as personal property.

CIS Financial Services, Inc. dba CIS Home Loans, a Corporation

Lender

Chris Montz

By: Authorized Signature

STATE OF: Alabama

COUNTY OF: Jefferson

) SS.:
)

On the 5th day of June in the year 2017 before me, the undersigned, a Notary Public in and for said State, personally appeared _____

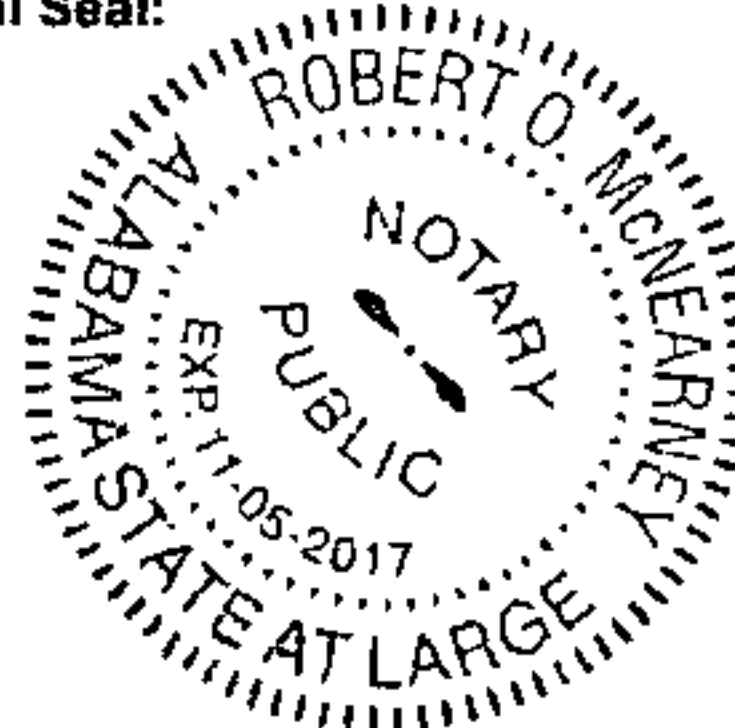
_____ personally known to me or proved to me on the basis of satisfactory evidence to be the individual(s) whose name(s) is(are) subscribed to the within instrument and acknowledged to me that he/she/they executed the same in his/her/their capacity(ies), and that by his/her/their signature(s) on the instrument, the individual(s), or the person on behalf of which the individual(s) acted, executed the instrument.

Robert McNeary
Notary Signature

Robert McNeary
Notary Printed Name

Notary Public; State of
Qualified in the County of
My Commission expires:

Official Seal:



ATTENTION COUNTY CLERK: This instrument covers goods that are or are to become fixtures on the Land described herein and is to be filed for record in the records where conveyances of real estate are recorded.

Ellie Mae, Inc.

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Initials: DM

GMANARDU 0116

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CIS FINANCIAL SERVICES, INC.
P.O. BOX 1906
HAMILTON, AL 35570

BUYER(S) POWER OF ATTORNEY

KNOW ALL MEN BY THESE PRESENTS, that the undersigned hereby appoints CIS FINANCIAL SERVICES, INC. as my (our) true and lawful attorney-in-fact, with power of substitution and revocation, to apply for certificate or duplicate certificate of title to register and/or to transfer or assign the title to any person the following described manufactured home:

Year: Make: Southern Estates Model: E0913 Size: 62 X 30

Manufacturer's Serial Number: SOU007038ALAE0913 and SOU007038ALBE0913

HUD Label Numbers: NTA1569046 and NTA1569047

And for said purpose(s) to sign my (our) name(s) and to do all things necessary to this appointment, and to transfer or assign title to any property taken in trade or consideration for the purchase of the above described manufactured home.

In the event of any default on any obligation owed to any holder of a promissory note secured by the manufactured home described above and in the event of repossession of said manufactured home by the holder, said attorney-in-fact is expressly authorized to act for and on behalf of the undersigned and sell said manufactured home and to sign my (our) name(s) to any bill of sale or other document necessary for any such transfer or assignment of title thereto to a buyer.

Witness:

X [Signature] (L.S.)

X Donna K Newman (L.S.)
Donna K Newman

X _____ (L.S.)

X _____ (L.S.)

State of Alabama
County of Jefferson

I, the undersigned Notary Public, in and for the aforesaid State and County, do hereby certify that Donna K Newman borrower(s), personally appeared before me, were personally known to me or provided satisfactory evidence to me, in said county and acknowledged the within instrument to be their act and deed. Given under my hand and seal this 5th day of June, 2017.



[Signature]
Notary Public

My Commission Expires

SPECIMEN OF SIGNATURE OF APPOINTEE:

(Not valid without this signature) (CIS EMPLOYEE)

[Signature]

20180507000155170 8/9 \$39.00
Shelby Cnty Judge of Probate, AL
05/07/2018 01:19:40 PM FILED/CERT

EXHIBIT A

Commence at the SE corner of the SW $\frac{1}{4}$ of the NE $\frac{1}{4}$ of Section 28, Township 19 South, Range 2 East; run thence West along the South line of the SW $\frac{1}{4}$ of the NE $\frac{1}{4}$ a distance of 25.2 feet to the West line of Brook's lot; thence South 5 degrees 10 minutes West along the West line of the Brook's lot, a distance of 20.52 feet to the SW corner of the Brook's lot; thence South 84 degrees 50 minutes East along the South line of the Brook's lot a distance of 90.30 feet to the point of beginning; thence continue South 84 degrees 50 minutes East along the South line of the Brook's lot a distance of 209.7 feet to the SE corner of the Brook's lot and the West margin of a County Road; thence South 14 degrees 52 minutes West along the West margin of a County Road, a distance of 206.2 feet; thence North 85 degrees 39 minutes West a distance of 202.2 feet; thence North 12 degrees 42 minutes East a distance of 207.8 feet to the point of beginning.

Located in the NE $\frac{1}{4}$ of the SE $\frac{1}{4}$ of Section 28, Township 19 South, Range 2 East, Shelby County, Alabama.

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Shelby Cnty Judge of Probate AL
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Shelby Cnty Judge of Probate, AL
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