

RECEIPT # 44997

58/18

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THE STATE OF ALABAMA,

LEGAL DESCRIPTION

SHELBY COUNTY, OFFICE OF PROPERTY TAX COMMISSIONER

I, DON ARMSTRONG PROPERTY TAX COMMISSIONER OF SAID COUNTY, HEREBY CERTIFY THAT THE FOLLOWING REAL ESTATE, LYING IN SAID COUNTY, TO-WIT:

PARCEL #58//13/06/13/4/005/041.000 DESCRIBED AS

MAP NUMBER: 13 6 13 4 000 CODE1: 04 CODE2: 00 SUB DIVISON1: HIDDEN CREEK III PHASE 2

SUB DIVISON2: PRIMARY LOT: 217

PRIMARYBLOCK: SECONDARYBLOCK

CERTIFICATE OF LAND SOLD FOR TAXES AND PURCHASED AT TAX SALE BY AN INDIVIDUAL

SECTION1 13
SECTION2 00
SECTION3 00
SECTION4 00
LOT DIM1 61.02

TOWNSHIP1 20S
TOWNSHIP2 00
TOWNSHIP3 00
TOWNSHIP4
LOT DIM2 97.50

RANGE2 00
RANGE3 00
RANGE4
ACRES 0.000

SQ FT 0.000

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MAP BOOK: 26 PAGE: 124

MAP BOOK: 00 PAGE: 000

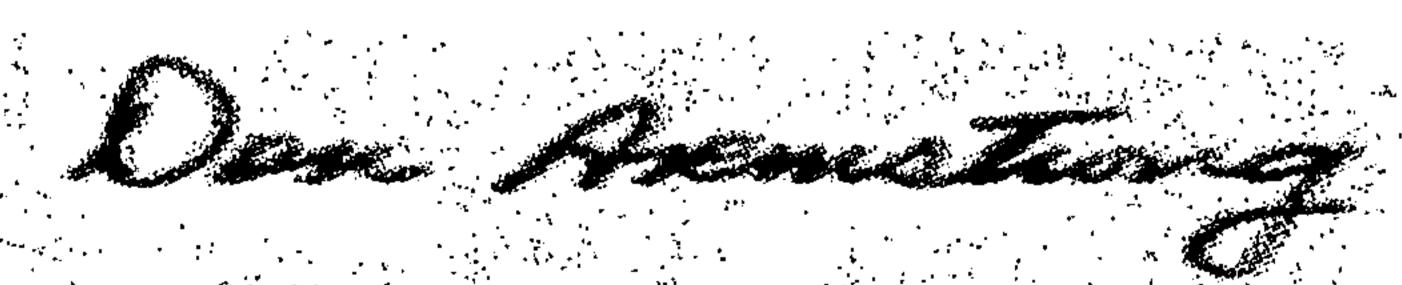
METES AND BOUNDS:

WAS ASSESSED BY THE TAX ASSESSOR OF SAID COUNTY TO **BOWMAN BOBBIE J** FOR THE STATE AND COUNTY TAXES FOR THE YEAR **2017**; THAT THE SAID TAXES BECAME DELINQUENT, AND AN APPLICATION, OF WHICH DUE NOTICE WAS GIVEN, WAS REGULARLY MADE TO THE PROBATE COURT OF SAID COUNTY FOR A DECREE FOR THE SALE OF SAID LAND FOR THE PAYMENT OF THE TAXES AND CHARGES DUE THEREON; THAT A DECREE WAS RENDERED BY SAID PROBATE COURT ON THE 12TH DAY OF FEBRUARY, 2018, FOR THE SALE OF SAID LAND AS PRESCRIBED BY LAW, AND AFTER HAVING GIVEN NOTICE OF SALE OF POSTING SAME AT THE COURTHOUSE DOOR OF SAID COUNTY, AND IN THE PRECINCT WHERE SAID LAND LIES, AT LEAST THREE WEEKS BEFORE THE DAY OF THE SALE, OR BY ADVERTISEMENT, FOR THREE CONSECUTIVE WEEKS IN THE SHELBY COUNTY REPORTER, A NEWSPAPER PUBLISHED IN SAID COUNTY AT LEAST THIRTY DAYS BEFORE THE DAY OF SALE, IN PURSUANCE OF SAID DECREE AND NOTICE OF SALE, SAID LAND WAS, ON THE 2ND DAY OF APRIL, 2018 OFFERED FOR SALE AT PUBLIC AUCTION, AT THE COURTHOUSE OF SAID COUNTY, BETWEEN THE HOURS OF 10 A.M AND 4 P.M OF SAID DAY, AND AT SAID SALE **CC1 AL LLC** BECAME THE PURCHASER OF THE ABOVE DESCRIBED LAND. **\$45,578.26** MADE UP OF THE FOLLOWING ITEMS TO-WIT:

TOWHOMASSESSED					GROSS	EXMI	NET
BOWMAN BOBBIE J			STATE TAX		\$166.01	\$0.00	\$166.01
•	•••	,	COUNTY TAX	·	\$191.55	\$0.00	\$191.55
1780 SUNSET PLACE			SCHOOL TAX	• • •	\$408.64	\$0.00	\$408.64
GADSDEN, AL 35907			DIST SCHOOL TAX		\$357.56	\$0.00	\$357.56
			CITY TAX 08	, ,	\$357.56	\$0.00	\$357.56
ASSESSED VALUE	· · · ·	\$25,540.00	FOREST TAX	•	\$0.00	\$0.00	\$0.00
CURRENT USE VALUE			TOTAL TAX	· · · · · · · · · · · · · · · · · · ·	\$1,481.32	\$0.00	\$1,481.32
MARKET VALUE		\$127,700.00	HOSPITAL TAX	•	\$0.00	\$0.00	\$0.00
15% LIMIT	•	\$19,155.00	AMD778 TAX	•	\$0.00	\$0.00	\$0.00
•			INTEREST		_	• • • • • • • • • • • • • • • • • • • •	\$44.44
MUNICIPALITY CODE	•	08	COLLECTOR FEE	•	•		\$15.00
ASSESSMENT CLASS	•	02	ADVERTISING	•••			\$25.50
STATE MILLAGE RATE	•	6.5	PROBATE FEE			-	\$5.00
COUNTY MILLAGE RATE		7.5	CERT MAIL			•	\$7.00
SCHOOL MILLAGE RATE	, · · · · · · · · · · · · · · · · · · ·	16	BAD CHECK	· · · · · · · · · · · · · · · · · · ·	• • •	• • • • • • • • • • • • • • • • • • • •	\$0.00
DIST SCHOOL MILLAGE RATE	•	14 · · ·	initerimitationistipiisiminiminiminaturiniminiminiminiminiminiminiminiminimini	uhhitutuisiisaamininistaatusintumistatiustasin	vinimimimimasinimimimimimimimimimimimimimimimimimimi		ininininininininininininininininininin
MUNICIPAL MILLAGE RATE		: : 14 :	TOTAL DUE		• • • • • • • • • • • • • • • • • • • •	- · · · ·	\$1,578.26
TOTAL MILLAGE RATE		58	OVERBID		• •		\$44,000.00
			TOTAL SALE				\$45,578.26
					• • • • • • • • • • • • • • • • • • • •	• • • • • • • • • • • • • • • • • • • •	

GIVEN UNDER MY HAND, THIS 10TH DAY OF APRIL, 2018

SHELBY COUNTY
PROPERTY TAX COMMISSIONER



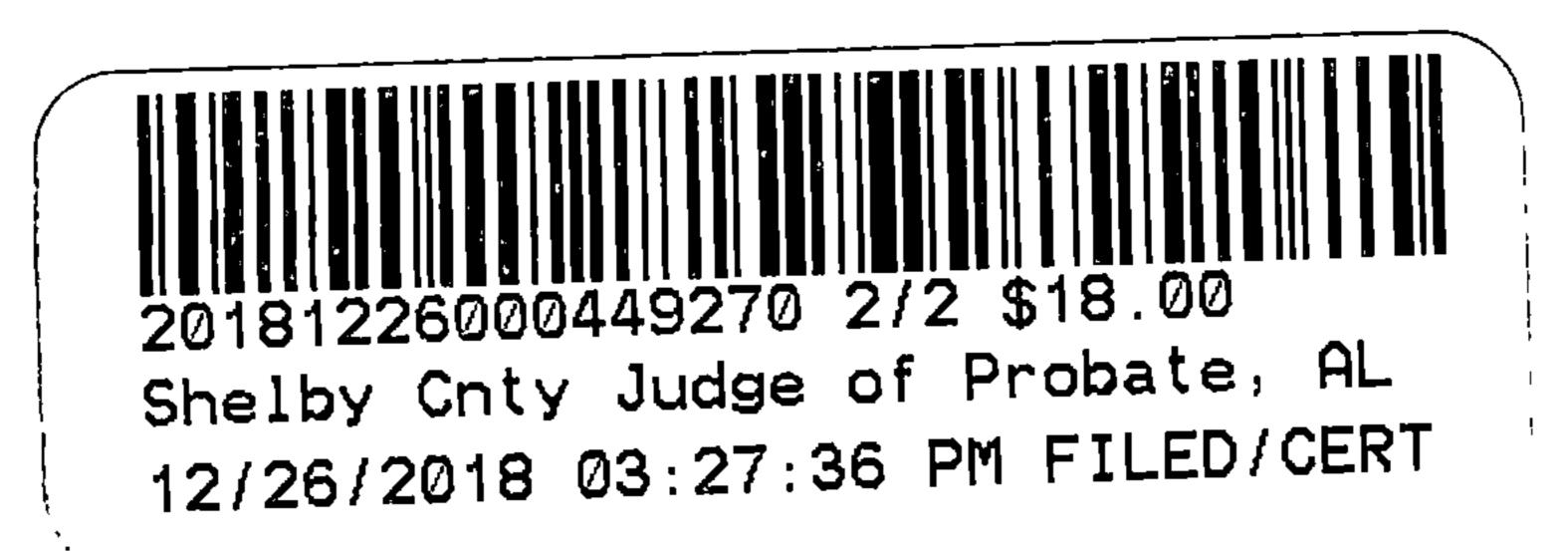
[&]quot;In the event of the tax sale of owner-occupied property that is taxed as Class III, the certificate shall provide notice that (1) the class III tax status shall remain in effect for the property throughout the period allowed for redemption as long as the property is used as an owner-occupied residence, and (2) for any period or periods following the tax sale that the property is not used as Class III property, as defined in Section 40-8-1, the property will be classified, assessed, and taxed as Class II property."

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TRANSFER CERTIFICATE TO ANOTHER INDIVIDUAL OR COMPANY

I, <u>CC1 AL LLC</u> , do hereby tran	sfer all my rights, title and interest in the real estate described on
the reverse side of this certificate to	Cazenovia Creek Funding II, LLC .
	Jan Mar
	James P. Meeks, Authorized Representative
	Movember 30,2018
	Date
	HANNAH KERCE Notary Public-State of South Carolina My Commission Expires October 20, 2007
	October 20, 2027 10 20 2027
	My Commission Expires