

20190429000140740
04/29/2019 01:44:05 PM
QCDEED 1/5

Return to: BSTC, 1000 Abernathy Road, NE, Suite 200, Atlanta, GA 30328

Reference Number: CFD1904-AL-3519941

Mail Tax Statements to:

Nationwide Community Revitalization LLC, 520 Avenida Pico #5556, San Clemente, CA 92674

STATE OF ALABAMA

COUNTY OF SHELBY

QUITCLAIM DEED

DEUTSCHE BANK NATIONAL TRUST COMPANY, as **Trustee for GSAMP TRUST 2006- HE1**, whose mailing address is c/o Ocwen Loan Servicing, LLC, 1661 Worthington Road, Suite 100, West Palm Beach, FL 33409, hereinafter referred to as "Grantor" and

NATIONWIDE COMMUNITY REVITALIZATION LLC, a Wyoming Limited Liability Company, whose mailing address is **520 Avenida Pico #5556, San Clemente, CA 92674**, hereinafter referred to as "Grantee",

KNOW ALL MEN BY THESE PRESENTS, that, for and in consideration of the sum of **Thirty-Nine Thousand, Eight Hundred Sixty-Nine and 00/100 Dollars (\$39,869.00)**, and other good and valuable consideration, the receipt and sufficiency which are hereby acknowledged, Grantor does hereby remise, release and quitclaim unto Grantee all of their right, title and interest in and to the following described tract or parcel of land, located in the County of **Shelby**, State of **Alabama**:

Lot 2, According to the survey of Shady Hills, as recorded in Map Book 16, Page 83, in the Probate Office of Shelby County Alabama.

Property Address: **105 Shady Hills Circle, Calera, AL 35040**

Tax ID No.: **28 6 23 0 000 011.037**

Being all of the same Property conveyed to Grantor by virtue of a **Foreclosure Deed recorded 08/10/2018 as Instrument 20180810000286520** in the Office of the Judge of Probate of **Shelby County, Alabama**.

This deed conveys any and all interest of Grantor in said property and is delivered WITHOUT REPRESENTATION OR WARRANTY REGARDING THE CONDITION OF THE PROPERTY OF THE TITLE THERETO AND IS FURTHER SUBJECT TO THE FOLLOWING:

1. All easements, covenants, conditions and matters of public record and rights or claims of parties in possession whether or not shown by the public records.
2. Easements or claims of easements, whether or not shown by the public records.
3. Encroachments, overlaps, boundary line disputes, or other matters whether or not the same would be disclosed by accurate survey and inspection of the premises.
4. Any lien or right to a lien, for services, labor, or material hereto or hereafter furnished, imposed by law whether or not shown by the public records.
5. Taxes, assessments or dues.

TO HAVE AND TO HOLD to the said Grantee forever.

IN WITNESS WHEREOF, Grantor has hereunto set his respective hand and seal on this 26 day of APRIL, 20 19.

DEUTSCHE BANK NATIONAL TRUST COMPANY, as Trustee for GSAMP TRUST 2006- HE1

By: Ocwen Loan Servicing LLC, as Attorney in Fact

By: *Jacqueline S. Michaelson* (Seal)
Name: **Jacqueline S. Michaelson**
Title: **Contract Management Coordinator**

STATE OF Florida
COUNTY OF Palm Beach

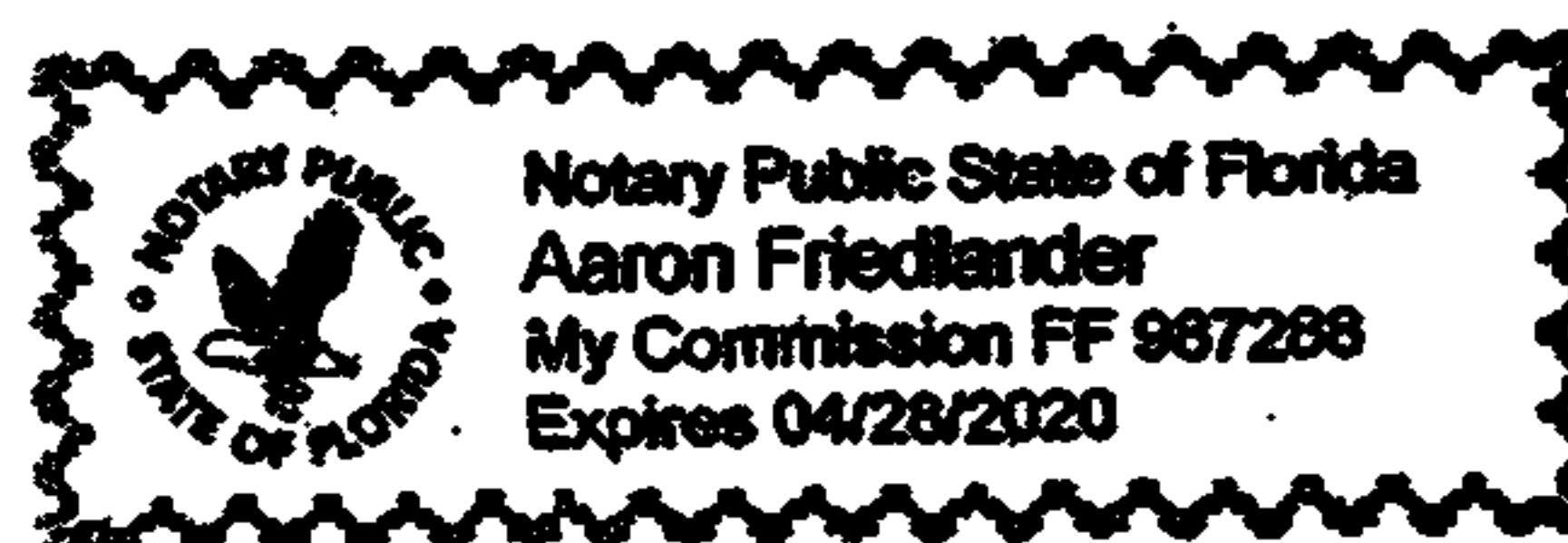
I, the undersigned Notary Public in and for said County and State, hereby certify that by Jacqueline S. Michaelson as Contract Management Coordinator (Title of Signor) of **Ocwen Loan Servicing LLC as Attorney in Fact for DEUTSCHE BANK NATIONAL TRUST COMPANY, as Trustee for GSAMP TRUST 2006-HE1**, in his/her full and authorized capacity on behalf of said company, whose name is signed to the foregoing instrument and who is known to me, acknowledged before me on this day that, being informed of the contents of the instrument, he/she executed the same voluntarily on the day the same bears date.

IN WITNESS WHEREOF, I have hereunto set my hand and seal on the 26 day of APRIL, 20 19.

AF
Notary Public
Aaron Friedlander

Print Name
My Commission expires: _____

Personally Known To Me
AF 4/26/19



This instrument prepared by:
Curtis Hussey, Esq. - Alabama Bar No.: HUS004
82 Plantation Pointe Road, #288 Fairhope, Alabama 36532

Grantor's address:

**Deutsche Bank National Trust Company, as Trustee for GSAMP Trust 2006-HE1, c/o
Ocwen Loan Servicing, LLC, 1661 Worthington Road, Suite 100, West Palm Beach, FL 33409**

Grantee's address:

**Nationwide Community Revitalization LLC, 520 Avenida Pico #5556, San Clemente, CA
92674**

Real Estate Sales Validation Form

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

Grantor's Name DEUTSCHE BANK
 Mailing Address NATIONAL TRUST COMP
1661 WORTHINGTON RD
W PALM BEACH, FL 33409

Grantee's Name NATIONWIDE COMMUNITY
 Mailing Address REVITALIZATION LLC
520 AVENIDA PICO #5556
SAN CLEMENTS, CA 92674

Property Address 105 SHADY HILLS CIRCL
CALERA, AL 35040

Date of Sale 04/26/2019

Total Purchase Price \$ 39869.00

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

☐ Appraisal

☒ Sales Contract

☐ Other

☐ Closing Statement

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 04/28/2019

Print PAUL KENDRICK-AGENT

Sign

(Grantor/Grantee/Owner/Agent) circle one

Form RT-1



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Filed and Recorded
 Official Public Records
 Judge of Probate, Shelby County Alabama, County
 Clerk (verified by)
 Shelby County, AL
 04/29/2019 01:44:05 PM
 \$67.00 JESSICA
 20190429000140740

Allen S. Bayal