

ALABAMA
COUNTY OF SHELBY
LOAN NO.: 0579313110

PREPARED BY: STEPHANIE NICOLE WESSEL
FIRST AMERICAN MORTGAGE SOLUTIONS
1795 INTERNATIONAL WAY
IDAHO FALLS, ID 83402
WHEN RECORDED MAIL TO: FIRST AMERICAN MORTGAGE SOLUTIONS
1795 INTERNATIONAL WAY
IDAHO FALLS, ID 83402, PH. 208-528-9895

20210129000050260
01/29/2021 02:11:41 PM
ASSIGN 1/1



ASSIGNMENT OF MORTGAGE

FOR VALUE RECEIVED, MORTGAGE ELECTRONIC REGISTRATION SYSTEMS, INC. ("MERS"), AS MORTGAGEE, AS NOMINEE FOR AMERICAN PIONEER FINANCIAL SERVICES, INC., ITS SUCCESSORS AND ASSIGNS, located at P.O. BOX 2026, FLINT, MICHIGAN 48501-2026, Assignor, does hereby assign, transfer, and set over unto NEWREZ LLC D/B/A SHELLPOINT MORTGAGE SERVICING, located at 55 BEATTIE PLACE, SUITE 110, MS#001, GREENVILLE, SC 29601, Assignee, its successors and assigns, all its rights, title and interest in and to that certain Mortgage dated JANUARY 29, 2003, executed by DWIGHT F. GARDNER AND SHERRIE GARDNER, HUSBAND AND WIFE, Mortgagor, to MORTGAGE ELECTRONIC REGISTRATION SYSTEMS, INC. ("MERS"), AS MORTGAGEE, AS NOMINEE FOR AMERICAN PIONEER FINANCIAL SERVICES, INC., ITS SUCCESSORS AND ASSIGNS, Original Mortgagee, and recorded on FEBRUARY 12, 2003 as Document No. 20030212000088060 in the office of the Judge of Probate for the County of SHELBY, State of ALABAMA.

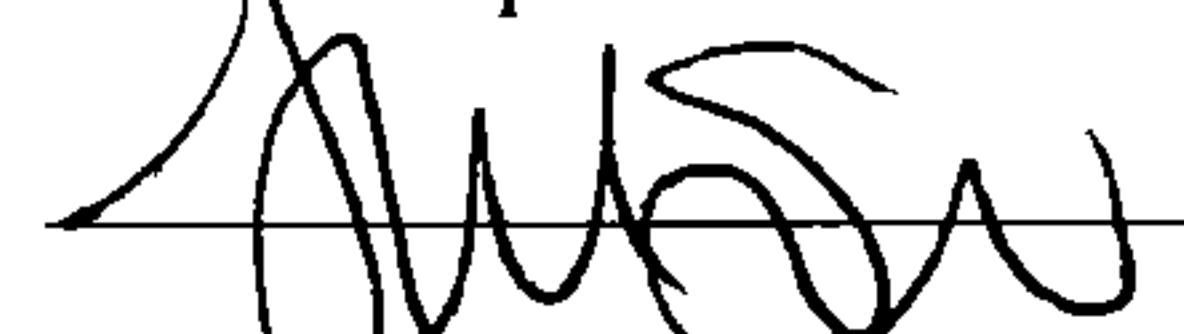
TOGETHER WITH all rights accrued or to accrue under said Mortgage.

IN WITNESS WHEREOF, the undersigned has caused this Instrument to be executed on JAN 25 2021.
MORTGAGE ELECTRONIC REGISTRATION SYSTEMS, INC. ("MERS"), AS MORTGAGEE, AS NOMINEE FOR AMERICAN PIONEER FINANCIAL SERVICES, INC., ITS SUCCESSORS AND ASSIGNS

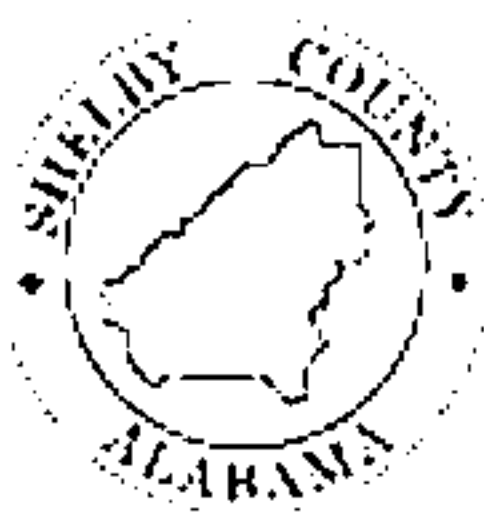
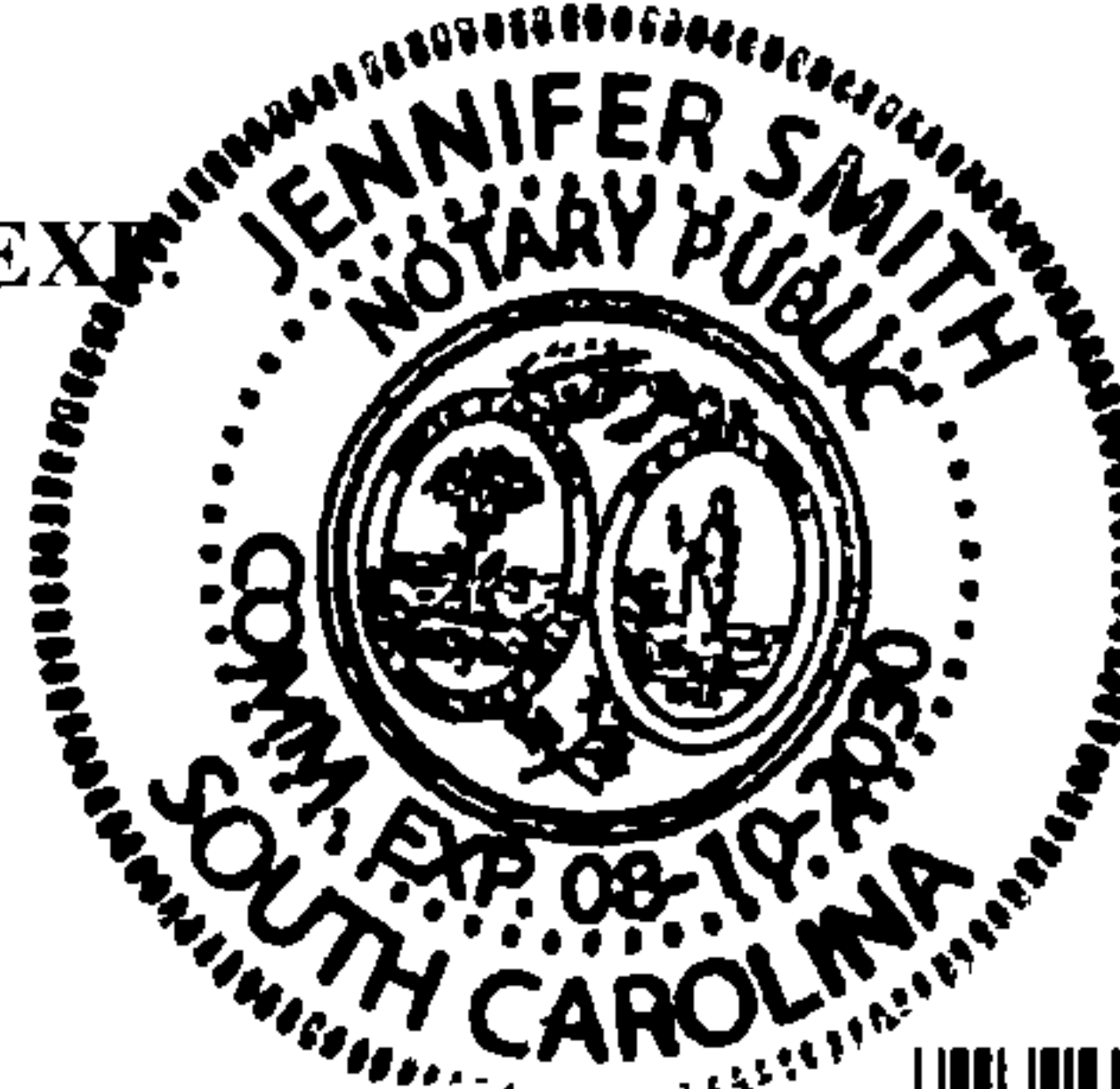
STEPHANIE NICOLE WESSEL, VICE
PRESIDENT

STATE OF SOUTH CAROLINA COUNTY OF GREENVILLE) ss.

On JAN 25 2021, before me, Jennifer Smith, personally appeared STEPHANIE NICOLE WESSEL known to me to be the VICE PRESIDENT of MORTGAGE ELECTRONIC REGISTRATION SYSTEMS, INC. ("MERS"), AS MORTGAGEE, AS NOMINEE FOR AMERICAN PIONEER FINANCIAL SERVICES, INC., ITS SUCCESSORS AND ASSIGNS the corporation that executed the instrument or the person who executed the instrument on behalf of said corporation, and acknowledged to me that such corporation executed the same.


Jennifer Smith
NOTARY PUBLIC

(COMMISSION EXPIRES)



Filed and Recorded
Official Public Records
Judge of Probate, Shelby County Alabama, County
Clerk
Shelby County, AL
01/29/2021 02:11:41 PM
\$22.00 CHERRY
20210129000050260

Allen S. Bayl

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MERS PHONE: 1-888-679-6377