MVT 5-39E (REV 07/17)
sfant

ALABAMA DEPARTMENT OF REVENUE, MOTOR VEHICLE DIVISION
P.O. Box 327640
Montgomery, AL 36132-7640

Application Number
MNOC105910639

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

Application Date
2/19/2021

Primary Document: Alabama Title

Side ID	Title Number	Issue Date
SOU009345ALB	50534261	6/23/2015

Manufactured Home
2015 SOUTHER
44CPS32764BH
Tan

Owner(s)
GULDE JAMES BENJAMIN AND
GULDE KRISTEN DENE'
250 HUNTER LN
VANIDIVER, AL 35176
(334) 327-1366

Special Mailing
No Special Mailing

Signatures (Felony Offense For False Statements)

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.

Owner Signature Kristen D. Gulde — Date 02/19/2021
GULDE JAMES BENJAMIN AND GULDE KRISTEN DENE'

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

Allen S. Boyd — Date 2/24/21
Judge of Probate (authorized signature required)

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.

20210224000092910 1/6 $37.00
Shelby Cnty Judge of Probate, AL
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MVT 5-13
9/19

ALABAMA DEPARTMENT OF REVENUE
MOTOR VEHICLE DIVISION
www.revenue.alabama.gov

Power of Attorney

A.

VEHICLE IDENTIFICATION NUMBER (VIN)*	YEAR	MAKE	MODEL
S O U 0 0 9 3 4 5 A L B	2015	SOUTHERN	ENERGY CP305

BODY TYPE	LICENSE PLATE NUMBER	STATE OF ISSUANCE
MH	N/A	ALABAMA

B.

Taxpayer Information	Representative(s): Hereby appoint(s) the following representative(s)
Taxpayer Name(s) and Address (Please Type or Print)	Name and Address (Please Type or Print)
JAMES BENJAMIN GULDE	KRISTEN DENE' GULDE
250 HUNTER LN	250 HUNTER LN
VANDIVER, AL 35176	VANDIVER, AL 35176
Email Address	Email Address
Telephone Number (704) 320-2050	Telephone Number (334) 327-1366

As my attorney-in-fact to sign my name and do all things necessary for the following purpose(s):

- [x] Title application, transfer or lien filing
- [ ] IFTA transaction(s)
- [x] register and purchase license plate(s),
- [ ] Title service provider - Section A is not required
- [x] other purpose, *describe:* MOBILE HOME CANCELLATION,

for my motor vehicle described above.

ACTS AUTHORIZED
The representative(s) is authorized to receive and inspect confidential tax information and to perform any and all acts that I (we) can perform with respect to the matters described above. The authority does not include the power to receive refund checks or the power to sign certain returns.

LIST ANY SPECIFIC ADDITIONS OR RESTRICTIONS TO THE ACTS OTHERWISE AUTHORIZED IN THIS POWER OF ATTORNEY:

▶ X [signature] 02/18/2021
SIGNATURE OF TAXPAYER DATE

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SIGNATURE OF TAXPAYER DATE

Signature of Appointee: ▶ [signature] 2/18/2021
NOT VALID WITHOUT THIS SIGNATURE DATE

If a business firm or corporation is appointed, the signature shall be of an authorized representative of the firm who will perform as attorney-in-fact for the owner.

SPECIAL NOTICE: Any alterations or strikeovers shall void this Power of Attorney. ***Original signatures are required.***

1130798

STATE OF
ALABAMA
DEPARTMENT OF REVENUE

CERTIFICATE OF TITLE FOR A VEHICLE

TITLE NO.	VEHICLE IDENTIFICATION NUMBER	TRANS. CODE	DATE ISSUED
50534261	SOU009345ALB	01	06/23/2015

YR. MODEL	MAKE	MODEL	BODY TYPE	PREV. TITLE NO.
2015	SOUTHER	44CRS32764BH	MH	

CYL.	NEW	USED	DEMO	PURCHASE DATE	LIEN	DR.	ODOMETER
00	XX			05/13/2015	1	TAN	EXEMPT

NAME(S) AND MAILING ADDRESS OF OWNER(S)

DENSON TED E AND DENSON LISA CAROL
250 HUNTER LANE
VANDIVER AL 35176

VANDERBILT MORTGAGE AND FINANCE, INC.
P O BOX 4007
MARYVILLE TN 37802

RESIDENT ADDRESS IF DIFFERENT

LEGEND(S)

1ST LIEN HOLDER'S NAME, ADDRESS AND LIEN DATE 05/13/2015

VANDERBILT MORTGAGE AND FINANCE, INC
P O BOX 4007
MARYVILLE TN 37802

2ND LIEN HOLDER'S NAME, ADDRESS AND LIEN DATE

RELEASE OF LIEN

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

Vanderbilt Mortgage and Finance, Inc.
First Lienholder

By: Barbara A. Beene
Signature of Authorized Agent

Date: 7-1-20

Second Lienholder

By: _____
Signature of Authorized Agent

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 by lien(s) show hereon, if any. But said 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
46022999

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

FORM HO.EVT 8-1 (8-2007)

HOLD TO LIGHT TO VIEW WATERMARK

HOLD TO LIGHT TO VIEW WATERMARK

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STATE OF ALABAMA

SHELBY COUNTY

QUITCLAIM BILL OF SALE

KNOW ALL MEN BY THESE PRESENTS: That in consideration of TEN DOLLARS & NO/100 ($10.00), the receipt and sufficiency of which are hereby acknowledged, the undersigned Grantors, TED E. DENSON & LISA DENSON (herein referred to as GRANTORS), hereby remises, releases, quitclaims, sells and conveys to JAMES BENJAMIN GULDE & KRISTEN DENE' GULDE (herein referred to as GRANTEE), any interest Grantor may have in the following Mobile Home:

2015 Southern Energy 76x28 Manufactured Home
Model # CP305
Serial # SOU009345A & SOU009345B

This bill of sale grants no warranties of any kind and specifically waives any warranty of Title, habitability, use for a particular purpose, merchantability or any other warranty express or implied.

IN WITNESS WHEREOF, I(we) have hereunto set my(our) hand(s) and seal(s), on this the 4 day of July, 2020.

TED E. DENSON

LISA DENSON

STATE OF ALABAMA
COUNTY OF ST. CLAIR

I, the undersigned authority, a Notary Public, in and for said County in said State, hereby certify that TED E. DENSON & LISA DENSON, whose name(s) is (are) signed to the foregoing conveyance, and who is (are) known to me, acknowledged before me on this day that, being informed of the contents of said conveyance, (s)he (they) executed the same voluntarily and with full authority on the date the same bears date.

Given under my hand and official seal on this the 4 day of July, 2020.

SDDM880

Notary Public
My commission expires: 04-25-21

SHARLOTTE DANIELLE DRIGGERS
NOTARY
PUBLIC
ALABAMA STATE AT LARGE

THIS INSTRUMENT PREPARED BY:
Randall K. Richardson
PRUITT, TUDISCO & RICHARDSON, P.C.
Two 16th Street North
Pell City, Alabama 35125

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Shelby Cnty Judge of Probate, AL
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This instrument was prepared by:
Randall K. Richardson
PRUITT, TUDISCO & RICHARDSON, P.C.
Two 16th Street North
Pell City, Alabama 35125

20200715000295090 1/2 $26.00
Shelby Cnty Judge of Probate, AL
07/15/2020 03:16:59 PM FILED/CERT

WARRANTY DEED
JOINTLY FOR LIFE WITH REMAINDER TO SURVIVOR

STATE OF ALABAMA)
KNOW ALL MEN BY THESE PRESENTS,
COUNTY OF SHELBY)

That in consideration of **ONE HUNDRED EIGHTY THOUSAND AND NO/100 DOLLARS ($180,000.00)*** to the undersigned GRANTORS, **TED E. DENSON & LISA DENSON, husband and wife,** (herein referred to as GRANTORS), in hand paid by the GRANTEES herein, the receipt of which is hereby acknowledged, the said GRANTORS do by these presents, grant, bargain, sell and convey unto **JAMES BENJAMIN GULDE & KRISTEN DENE GULDE,** (herein referred to as GRANTEES) for and during their joint lives and upon the death of either of them, then to the survivor of them in fee simple, together with every contingent remainder and right of reversion, the following described real estate, situated in SHELBY COUNTY, ALABAMA, TO-WIT:

Commence at the SW corner of the NW ¼ of the SE ¼ of Section 6, Township 18 South, Range 2 East; thence run North along the West line of said ¼ - ¼ Section for a distance of 262.82 feet; thence 90 degrees 05 minutes right and run Easterly for a distance of 480.00 feet; thence 89 degrees 55 minutes right and run Southerly for a distance of 325.65 feet; thence 67 degrees 27 minutes 04 seconds right and run Southwesterly for a distance of 519.73 feet; thence 112 degrees 32 minutes 56 seconds right and run Northerly for a distance of 262.83 feet to the point of beginning.

ALSO: One 2015 Southern Energy 76x28 Manufactured Home that has been permanently affixed to said property.

SUBJECT TO:
1. **Mineral and Mining rights not owned by the Grantors.**
2. **Ad valorem taxes due October 1, 2020, and thereafter.**
3. **Rights of parties in possession, encroachments, overlaps, overhangs, unrecorded easements, deficiencies in quantities of land or any matters not of record, which would be disclosed by an accurate survey and inspection of the premises.**
4. **Easement for utilities, ingress and egress granted Ann Hartsfield and Gene Hartsfield by instrument recorded in Volume 314, Page 990, in the Probate Office of Shelby County, Alabama.**

***The consideration noted herein can be verified by Closing Disclosure/Settlement Statement in accordance with §40-22-1, Code of Alabama (1975).**

****$180,000.00 of the purchase price is being financed by a purchase money mortgage being executed and filed simultaneously herewith.**

TO HAVE AND TO HOLD, to the said GRANTEES for and during their joint lives and upon death of either of them, then to the survivor of them in fee simple, and to the heirs and assigns of such survivor forever, together with every contingent remainder and right of reversion. And said GRANTORS do for themselves, their successors and assigns, covenant with said GRANTEES, their heirs and assigns, that they are lawfully seized in fee simple of said premises; that they are free from all encumbrances, that they have a good right to sell and convey the same as aforesaid, and that they will and their successors and assigns shall warrant and defend the same to said GRANTEES, heirs, executors and assigns forever, against the lawful claims of all persons.

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IN WITNESS WHEREOF, **TED E. DENSON & LISA DENSON** have hereunto set their hands and seals this the 6 day of JULY, 2020.

Ted E Denson (SEAL)
TED E. DENSON

Lisa Denson (SEAL)
LISA DENSON

STATE OF ALABAMA)

COUNTY OF ST. CLAIR)

I, the undersigned, a Notary Public in and for said County in said State, hereby certify that **TED E. DENSON & LISA DENSON** whose names are signed to the foregoing conveyance, and who are known to me, acknowledged before me on this day that, being informed of the contents of the conveyance, they executed the same voluntarily and with full authority on the day the same bears date.

Given under my hand and official seal, this the 6 day of JULY, 2020.

SDDM88

Notary Public
My Commission Expires: 04-25-21

SHARLOTTE DANIELLE DRIGGERS
NOTARY
PUBLIC
ALABAMA STATE AT LARGE

PHYSICAL ADDRESS OF PROPERTY:
250 Hunter Ln.
Vandiver, AL 35176

GRANTOR'S ADDRESS:
20816 Springfield Dr.
Chelsea, AL 35043

GRANTEE'S ADDRESS:
250 Hunter Ln.
Vandiver, AL 35176

PTR # 20-540

20200715000295090 2/2 $26.00
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Shelby Cnty Judge of Probate, AL
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