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03/07/2022 03:12:39 PM
ASSIGN 1/1

ALABAMA
COUNTY OF SHELBY
LOAN NO.: 0578264502

PREPARED BY: KAYLA STANTON
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



ASSIGNMENT OF MORTGAGE

FOR VALUE RECEIVED, WILMINGTON SAVINGS FUND SOCIETY, FSB, D/B/A CHRISTIANA TRUST, NOT IN ITS INDIVIDUAL CAPACITY BUT SOLELY IN ITS CAPACITY AS CERTIFICATE TRUSTEE FOR NNPL TRUST SERIES 2012-1, located at 500 DELAWARE AVE. 11TH FLOOR, WILMINGTON, DE 19801, Assignor, does hereby assign, transfer, and set over unto CITI GROUP GLOBAL MARKETS REALTY CORP., located at 390 GREENWICH STREET 5TH FLOOR, NEW YORK, NY 10013, Assignee, its successors and assigns, all its rights, title and interest in and to that certain Mortgage dated DECEMBER 28, 2006, executed by L SHEFTON RIGGINS A MARRIED MAN AND SHELDY Y RIGGINS-THOMAS AND MIKE THOMAS, WIFE AND HUSBAND, Mortgagor, to MORTGAGE ELECTRONIC REGISTRATION SYSTEMS, INC. ("MERS"), AS MORTGAGEE, AS NOMINEE FOR OCWEN LOAN SERVICING LLC, ITS SUCCESSORS AND ASSIGNS, Original Mortgagee, and recorded on JANUARY 22, 2007 as Document No. 20070122000031970 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.

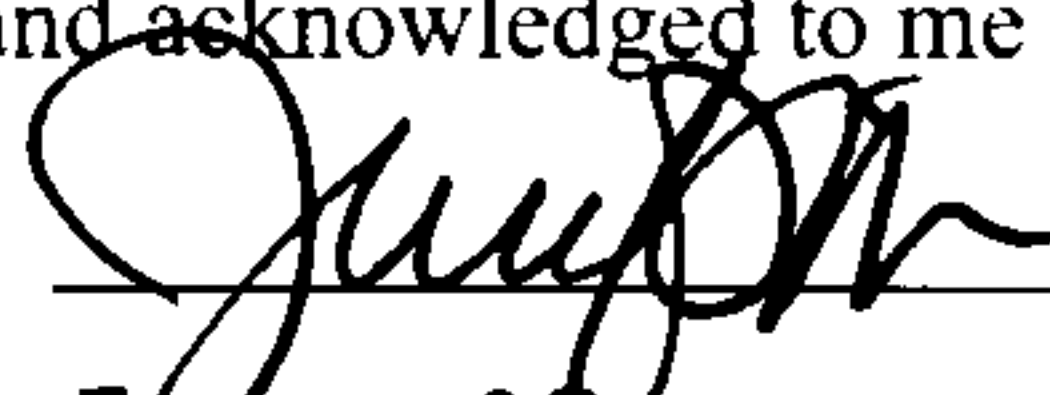
MAR 03 2022

IN WITNESS WHEREOF, the undersigned has caused this Instrument to be executed on _____, WILMINGTON SAVINGS FUND SOCIETY, FSB, D/B/A CHRISTIANA TRUST, NOT IN ITS INDIVIDUAL CAPACITY BUT SOLELY IN ITS CAPACITY AS CERTIFICATE TRUSTEE FOR NNPL TRUST SERIES 2012-1, BY NEWREZ LLC F/K/A NEW PENN FINANCIAL, LLC D/B/A SHELLPOINT MORTGAGE SERVICING, ITS ATTORNEY IN FACT


KAYLA STANTON, SUPERVISOR

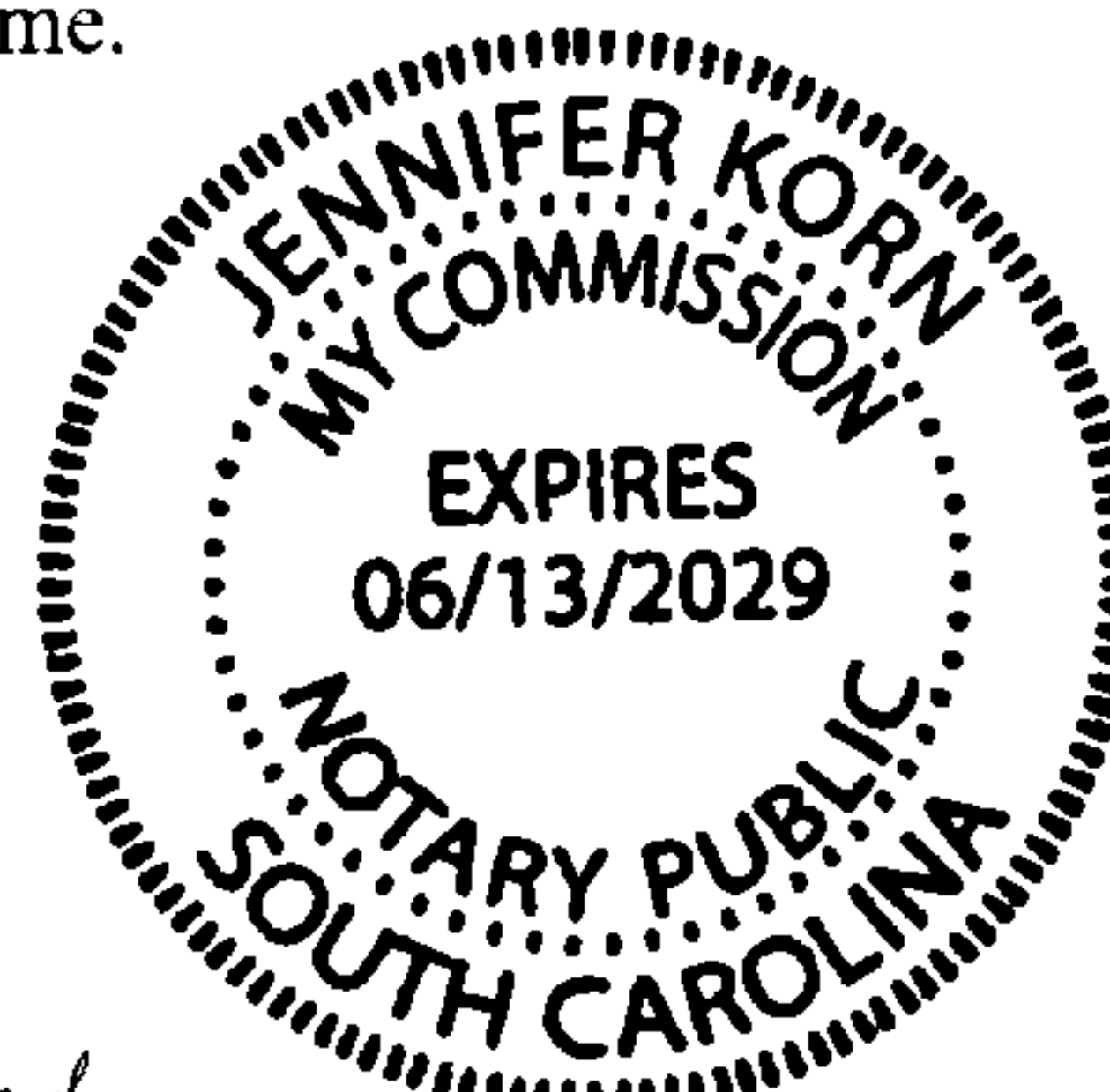
STATE OF SOUTH CAROLINA COUNTY OF GREENVILLE) ss.

On **MAR 03 2022**, before me, **Jennifer Korn**, personally appeared KAYLA STANTON known to me to be the SUPERVISOR of NEWREZ LLC F/K/A NEW PENN FINANCIAL, LLC D/B/A SHELLPOINT MORTGAGE SERVICING AS ATTORNEY-IN-FACT FOR WILMINGTON SAVINGS FUND SOCIETY, FSB, D/B/A CHRISTIANA TRUST, NOT IN ITS INDIVIDUAL CAPACITY BUT SOLELY IN ITS CAPACITY AS CERTIFICATE TRUSTEE FOR NNPL TRUST SERIES 2012-1 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 Korn (COMMISSION EXP.
NOTARY PUBLIC



Filed and Recorded
Official Public Records
Judge of Probate, Shelby County Alabama, County
Clerk
Shelby County, AL
03/07/2022 03:12:39 PM
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