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 Judge of Probate, Shelby County Alabama, County
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 4/7/2022 9:34 AM
 58-CV-2022-900062.00
 CIRCUIT COURT OF
 SHELBY COUNTY, ALABAMA
 MARY HARRIS, CLERK

IN THE CIRCUIT COURT OF SHELBY COUNTY, A

NATIONASTAR MORTGAGE LLC,
 Plaintiff,

V.

CARTER LEONIA,
 Defendant.

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) Case No.: CV-2022-900062.00
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Order

Defendant, having failed to respond to Plaintiff's Complaint within the time prescribed by Ala. R. Civ. P. 12(a), it is hereby ORDERED, that Plaintiff's Motion for Default against Defendant is HEREBY GRANTED.

It is further ORDERED, that Plaintiff is granted first-priority security interest in the real property and is currently the lawful assignee of the recorded mortgage, originally granted by Defendant to Pacific Union Financial, LLC, recorded on August 29, 2016, at Instrument No.: 20160829000311380 in the Office of the Judge of Probate of Shelby County, Alabama. The Property is more commonly known as 176 Little John Circle, Calera, AL 35040, and more particularly described as:

Lot 14-A, according to the resurvey of Lots 12, 13 and 14 of Nottingham Townhomes, as recorded in Map Book 34, Page 123, in the Probate Office of Shelby County, Alabama.

The Court hereby authorizes Plaintiff to conduct a foreclosure sale on the above-described property. Pursuant to the Power of Sale in the Mortgage of August 29, 2016, Plaintiff may conduct the sale pursuant to Ala. Code § 35-10-1, *et seq.* Upon conclusion of the sale, Plaintiff shall have right to immediate possession of the Property.

It is hereby ORDERED, Plaintiff is entitled to immediate possession of the Property following the foreclosure sale and the Circuit Court Clerk is ordered to issue a writ of possession, and any lawful Sheriff of Shelby County, Alabama is hereby ordered to immediately restore possession of the Property to Plaintiff.

Defendants shall remove any and all personal property from the Property prior to vacating. Any and all personal property remaining on the Property thereafter shall become the property of Plaintiff.

This Order represents the Final Judgment of the Court in this matter. Court costs are to be taxed as paid.

DONE this 7th day of April, 2022.

[Signature]
 CIRCUIT JUDGE