

20220519000204740  
05/19/2022 01:09:20 PM  
CORDEED 1/2

THIS INSTRUMENT WAS PREPARED BY:  
MASSEY, STOTSER, & NICHOLS, PC  
1780 GADSDEN HIGHWAY  
BIRMINGHAM, ALABAMA 35235

Send Tax Documents to:  
North Shelby County Fire & Emergency Medical  
District  
4617 Valleydale Road  
Birmingham, Al 35242

**\*\*CORRECTIVE\*\***  
**FIRE DISTRICT SERVICE CHARGE SALE DEED**

**\*\*\*THIS DEED IS BEING RECORDED TO CORRECT THE ERROR IN THE FIRE DISTRICT  
SERVICE CHARGE SALE DEED AND THE REAL ESTATE VALIDATION TO CORRECT  
THE TAX HOLDER NAME AND MAILING ADDRESS THAT WAS RECORDED ON 05/12/22,  
#20220512000194600\*\*\***

STATE OF ALABAMA           )  
SHELBY COUNTY            )

**KNOW ALL MEN BY THESE PRESENTS, That,**

**WHEREAS**, the property hereinafter described was assessed for Fire District Service Charges by the North Shelby County Fire & Emergency Medical District under the authority of Act 62 H213 Special Session 1977 (Acts 1977 p. 1483) as amended by Act No. 79-369, First Special Session 1979 and Act 82-663 First Special Session 1982 and subsequently Act No. 99-245 Regular Session 1999, and Amendment 369 to the Alabama Constitution, as amended and Section 11-48-49, et. seq., Code of Alabama, 1975; and

**WHEREAS**, the assessment aforesaid upon said property hereinafter described, remained due and unpaid through the billing years 2019 & 2020 and delinquent at the date of the sale thereof, as hereinafter set forth; and

**WHEREAS**, by virtue of the authority vested in her by law, Stephanie Lanier Weems as attorney for the North Shelby County Fire & Emergency Medical District by and through auctioneer, Andrew S. Vernon, did, on the 29<sup>th</sup> day of April, 2022, at a sale begun and publicly held on said day, between the legal hours of sale, offer for sale at the Shelby County Courthouse, to the highest bidder for cash, the property hereinafter described for the purpose of paying said assessment and the interest and attorneys fees and costs then due and turned over for collection to the law firm of Massey, Stotser & Nichols, PC and remaining unpaid on said property, after having first given notice once per week for three consecutive weeks by publication in the Shelby County Reporter, a newspaper published and of general circulation in Shelby County, Alabama, that said property would be sold at the aforesaid time and place and for the aforesaid purpose to the highest bidder for cash; and

**WHEREAS**, at the time and place aforesaid, the highest and best bid obtained for the property described in the aforementioned was the bid of North Shelby County Fire & Emergency Medical District (hereinafter, Grantee) in the amount of One Thousand Eight Hundred Forty-Five and 27/100 Dollars (\$1,845.27) which sum was the whole amount of said assessment, interest, late fees, attorneys fees and costs then due as of the date of sale, and the said property was then and there sold for said price.

**NOW THEREFORE**, in consideration of the premises and the payment made, North Shelby County Fire & Emergency Medical District, as transferee, does grant, bargain, sell and convey unto the Grantee the following described real property situated in Shelby County, Alabama, to-wit:

1060 Alpine Way, Indian Springs, AL 35124

Lot 24, according to the map and survey of Spring Garden Estates, Second Sector, as recorded in Map Book 5, Page 12, in the Probate Office of Shelby County, Alabama.


PID: 10-9-29-0-002-037.000

Grantor: Tim Pugsley

**TO HAVE AND TO HOLD**, the above described property unto the said Grantee, its successor and assigns, subject, however, to all statutory rights of redemption as provided by law.

**IN WITNESS WHEREOF**, I, Stephanie Lanier Weems as attorney for the North Shelby County Fire & Emergency Medical District by and through auctioneer, Andrew S. Vernon have hereunto set my hand and seal, this the 5<sup>th</sup> day of May, 2022.

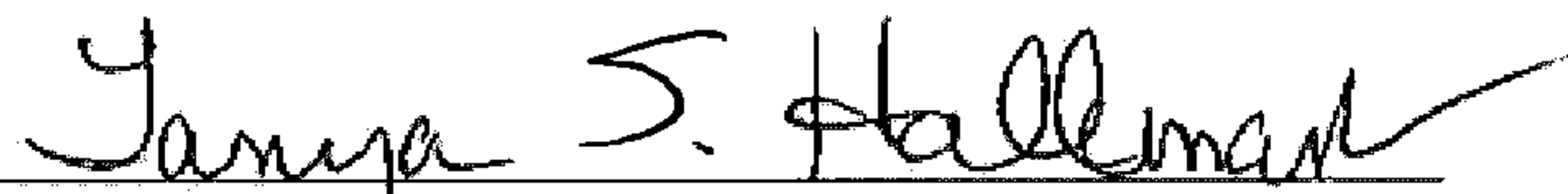
By:

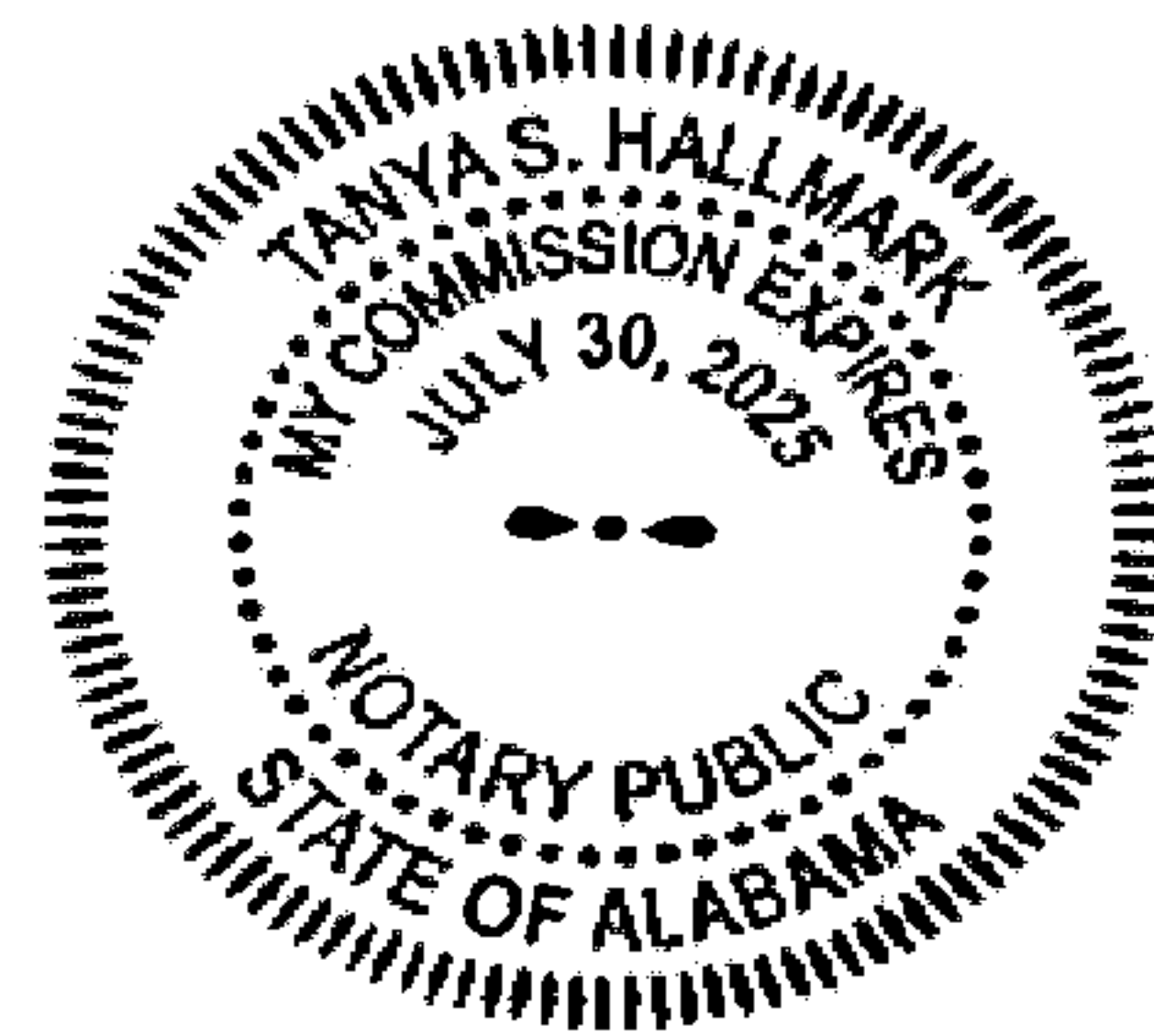
  
\_\_\_\_\_  
Andrew S. Vernon  
Auctioneer on behalf of North Shelby  
County Fire & Emergency Medical District

STATE OF ALABAMA       )  
COUNTY OF JEFFERSON    )

I, the undersigned authority, a Notary Public in and for said County in said State, hereby certify that Andrew S. Vernon, whose name is signed to the foregoing conveyance and who is known to me, acknowledged before me on this day, that, being informed of the contents of this conveyance, he, in his capacity as such auctioneer, executed the same voluntarily on the day the same bears date.

Given under my hand and official seal this the 18<sup>th</sup> day of May, 2022.

  
\_\_\_\_\_  
Notary Public



Filed and Recorded  
Official Public Records  
Judge of Probate, Shelby County Alabama, County  
Clerk  
Shelby County, AL  
05/19/2022 01:09:20 PM  
\$26.00 JOANN  
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