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LOAN#: 1900212153



20230306000062390 1/2 \$25.00
Shelby Cnty Judge of Probate, AL
03/06/2023 03:06:24 PM FILED/CERT

ASSIGNMENT OF MORTGAGE

KNOW ALL MEN BY THESE PRESENTS that For Value Received, **LeaderOne Financial Corporation**, located at 7500 College Blvd., Suite 1150, Overland Park, KS 66210, the undersigned holder of a Mortgage (herein "Assignor"), does hereby grant, sell, assign, transfer and convey, unto **Carrington Mortgage Services, LLC** (herein "Assignee") whose address is 1600 South Douglass Road, Suite #200-A, Anaheim, CA 92806, a certain Mortgage dated **JANUARY 14, 2020** and recorded on **JANUARY 15, 2020**, made and executed by **RALPH E ABBOTT, A MARRIED MAN**, to and in favor of **MORTGAGE ELECTRONIC REGISTRATION SYSTEMS INC., ("MERS"), AS MORTGAGEE, AS NOMINEE FOR LEADERONE FINANCIAL CORPORATION, ITS SUCCESSORS AND ASSIGNEES**, upon the following described property situated in **SHELBY County, State of Alabama**, and described in said Mortgage as follows, to wit:

Property Address: **55 CAROL RD, WILSONVILLE ALABAMA 35186**

Description:

File No.: **19-3156**

Commence at the SE corner of the SW 1/4 of the SE 1/4 of Section 33, Township 20 South, Range 1 East; thence run Northerly along the East boundary of said SW 1/4 of SE 1/4 a distance of 256.3 feet to the Point of Beginning; thence continue along said East boundary of SW 1/4 of SE 1/4 a distance of 256.2 feet to a point; thence turn an angle of 91°06'30" to the left and run Westerly and parallel to the North boundary of said SW 1/4 of SE 1/4 a distance of 170.00 feet to a point; thence turn an angle of 88°55'30" to the left and run Southerly and parallel to the East boundary line of said SW 1/4 of SE 1/4 a distance of 256.2 feet to a point; thence turn an angle of 91°06'30" to the left and run Easterly and parallel to the South boundary line of said SW 1/4 of SE 1/4 a distance of 170.0 feet to the Point of Beginning. Said parcel of Land is lying in the SW 1/4 of the SE 1/4 of Section 33, Township 20 South, Range 1 East, Shelby County, Alabama.

Securing the payment of one Promissory Note therein described for the sum of **NINETY EIGHT THOUSAND TWO HUNDRED AND NO/100 (\$98,200.00)**, which Mortgage is of record filed in 20200115000020120 1/15/2020 8:58:26 AM in the Office of the Recorder of **SHELBY County, State of Alabama**.

TO HAVE AND TO HOLD, the same unto the said party of the second part, its successors and assigns, forever, subject only to provisions in the said indenture of mortgage contained.

IN WITNESS WHEREOF, the undersigned Assignor has executed this Assignment of Mortgage on 2/22/23.

Assignor: LeaderOne Financial Corporation

By: KRISTY WRIGHT

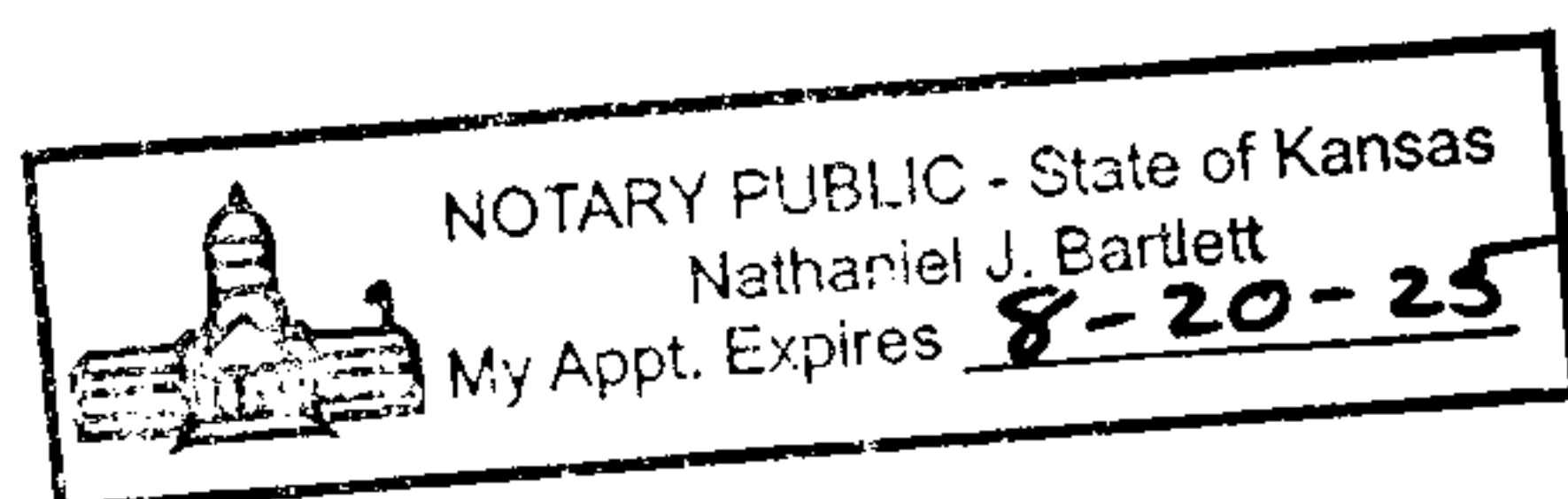
Its: VP of Post Closing

State of Kansas
County of Johnson

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On this 22nd day of February, 2023, before me appeared KRISTY WRIGHT, to me personally known, who, being by me duly sworn did say that she is the VP of Post Closing of LeaderOne Financial Corporation, and that the seal affixed to said instrument is the corporate seal of said entity and that the instrument was signed and sealed on behalf of the said entity by authority of its board of directors and that KRISTY WRIGHT acknowledges the instrument to be the free act and deed of said entity.

Seal:



Nathaniel J. Bartlett
Signature of Notary

Nathaniel J Bartlett
Print Name

8-20-25
Commission Expiration