

ALABAMA
COUNTY OF SHELBY
LOAN NO.: 0472256052

PREPARED BY: **KELLIE CABRERA**
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, MORTGAGE ELECTRONIC REGISTRATION SYSTEMS, INC. ("MERS"), AS MORTGAGEE, AS NOMINEE FOR FAIRWAY INDEPENDENT MORTGAGE CORPORATION, ITS SUCCESSORS AND ASSIGNS, located at P.O. BOX 2026, FLINT, MICHIGAN 48501-2026, Assignor, does hereby assign, transfer, and set over unto MATRIX FINANCIAL SERVICES CORPORATION, located at 1601 UTICA AVENUE SOUTH STE 900, ST. LOUIS PARK, MN 55416, Assignee, its successors and assigns, all its rights, title and interest in and to that certain Mortgage dated SEPTEMBER 30, 2020, executed by RONNIE HOWARD SANDERS AND REBECCA A SANDERS, HUSBAND AND WIFE, Mortgagor, to MORTGAGE ELECTRONIC REGISTRATION SYSTEMS, INC. ("MERS"), AS MORTGAGEE, AS NOMINEE FOR FAIRWAY INDEPENDENT MORTGAGE CORPORATION, ITS SUCCESSORS AND ASSIGNS, Original Mortgagee, and recorded on OCTOBER 02, 2020 as Document No. 20201002000447170; RE-RECORDED ON 10/12/2020 AS DOCUMENT/INSTRUMENT # 20201012000460330. 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.

IN WITNESS WHEREOF, the undersigned has caused this Instrument to be executed on APRIL 07, 2023.

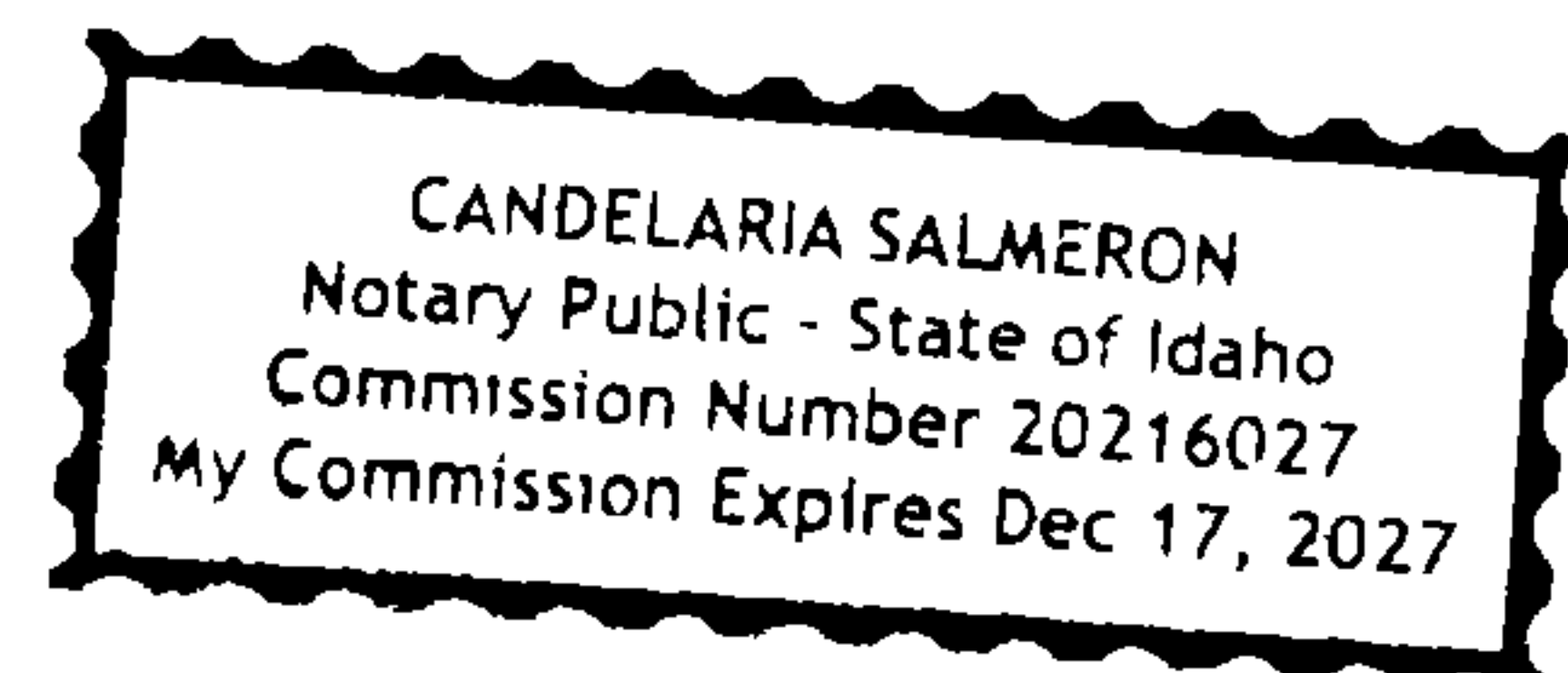
MORTGAGE ELECTRONIC REGISTRATION SYSTEMS, INC. ("MERS"), AS MORTGAGEE, AS NOMINEE FOR FAIRWAY INDEPENDENT MORTGAGE CORPORATION, ITS SUCCESSORS AND ASSIGNS


KELLIE CABRERA, VICE PRESIDENT

STATE OF IDAHO COUNTY OF BONNEVILLE) ss.

On APRIL 07, 2023, before me, CANDELARIA SALMERON, personally appeared KELLIE CABRERA known to me to be the VICE PRESIDENT of MORTGAGE ELECTRONIC REGISTRATION SYSTEMS, INC. ("MERS"), AS MORTGAGEE, AS NOMINEE FOR FAIRWAY INDEPENDENT MORTGAGE CORPORATION, ITS SUCCESSORS AND ASSIGNS 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.


CANDELARIA SALMERON (COMMISSION EXP. 12/17/2027)
NOTARY PUBLIC



Filed and Recorded
Official Public Records
Judge of Probate, Shelby County Alabama, County
Clerk
Shelby County, AL
04/10/2023 10:18:55 AM
\$25.00 PAYGE
20230410000099140

