

RECORDING REQUESTED AND PREPARED BY:  
**WELLS FARGO BANK, N.A.**  
**1801 PARK VIEW DRIVE**  
**N9162-01X**  
**SHOREVIEW, MN 55126**  
**ANTHONY COLLINS**

AND WHEN RECORDED MAIL TO:  
**WELLS FARGO BANK, N.A.**  
**1801 PARK VIEW DRIVE**  
**MAC:N9162-01X**  
**SHOREVIEW, MN 55126**  
**ATTN: ASSIGNMENT TEAM**

20251201000364500  
12/01/2025 08:16:44 AM  
ASSIGN 1/1

**ASSIGNMENT OF MORTGAGE**

For good and valuable consideration, the sufficiency of which is hereby acknowledged, **WELLS FARGO BANK, N.A. , 1 HOME CAMPUS , DES MOINES, IA 50328** , by these presents does convey, assign, transfer and set over to: **NATIONSTAR MORTGAGE LLC , 8950 CYPRESS WATERS BLVD , COPPELL, TX 75019** , the described Mortgage, with all interest, all liens, and any rights due or to become due thereon. Said Mortgage for **\$117362.00** is recorded in the State of **ALABAMA** , County of **Shelby** Official Records, dated **12/07/2011** and recorded on **12/15/2011** , as Instrument No. **20111215000379300**  
Original Mortgagor: **LARRY F GARNER, A MARRIED PERSON; TERRIE D BURNETT GARNER, A MARRIED PERSON; AS JOINT TENANTS**  
Original Mortgagee: **WELLS FARGO BANK, N.A.**  
Property Address: **102 ROY CT HELENA, AL 35080-3922**

Date: **11/28/2025**  
**WELLS FARGO BANK, N.A.**  
By:



ANDREA MICHELLE HEISERMAN, Vice President Loan Documentation

STATE OF MN  
COUNTY OF Ramsey } s.s.

This instrument was acknowledged before me on **11/28/2025** by **ANDREA MICHELLE HEISERMAN** as **Vice President Loan Documentation** of **WELLS FARGO BANK, N.A.**



JAKE DYLAN RONNENG, Notary Public  
Commission #: **1431644300032**  
My Commission Expires: **01/31/2028**



fc2282fa



Filed and Recorded  
Official Public Records  
Judge of Probate, Shelby County Alabama, County  
Clerk  
Shelby County, AL  
12/01/2025 08:16:44 AM  
\$23.00 PAYGE  
20251201000364500

