STATE OF ALABAMA COUNTY OF SHELBY

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KNOW ALL MEN BY THESE PRESENTS:

WHEREAS F P NO. 13, LTD., an Alabama limited partnership did on the 31st day of December , 1982, execute a mortgage to Guaranty Savings and Loan Association, which mortgage is recorded in Mortgage Book 426 Page 172 , in the Office of the Judge of Probate of Shelby County, Alabama; and which said mortgage was ultimately transferred and assigned to Cameron-Brown Company by instrument recorded in Misc. Book 52 at Page 369 in said Probate Office; and

WHEREAS, default was made in the payment of said indebtedness secured by said mortgage, and the said Cameron-Brown Company, transferee

did declare all of the indebtedness secured by said mortgage due and payable and did give due and proper notice of the foreclosure of said mortgage in accordance with the terms thereof by publication in Shelby County Reporter , a newspaper of general circulation in Shelby County, Alabama, in its issues of October 9, 1986, October 16, 1986 and October 23, 1986; and

WHEREAS, on October 30, 1986, the day on which the foreclosure sale was due to be held, according to said notice, between the legal hours of sale, said foreclosure sale was duly and properly conducted, and the said Cameron-Brown Company, transferee

did offer for sale and did sell at public outcry, in front of the Court House door of Shelby County, Alabama, the property hereinafter described; and

WHEREAS, the highest and best bid obtained for the property Occascribed in the aforementioned mortgage was the bid of the said cameron-Brown Company, transferee

offered to credit to the indebtedness secured by said mortgage and said property was thereupon sold to the said Cameron-Brown Company, transferee; and

WHEREAS, W. A. Jenkins, Jr. conducted said sale on behalf of Cameron-Brown Company, transferee; and

WHEREAS, said mortgage expressly authorized the person conducting said sale to execute to the purchaser at said sale, a deed to the property so purchased;

by W. A. Jenkins, Jr., its duly authorized agent and auctioneer conducting

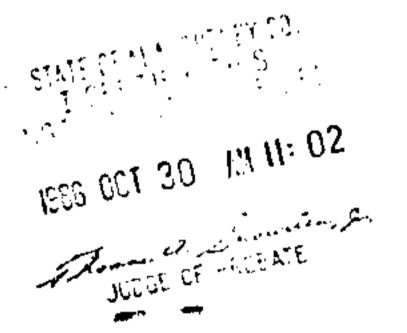
This instrument was prepared by W. A. JENKINS, JR., Attorney 227 FRANK NELSON BUILDING BIRMINGHAM, ALABAMA 35203

said sale does hereby grant, bargain, sell and convey unto the said Cameron-Brown Company, transferee

the following described property situated in Shelby County, Alabama, to-wit:

Lot 17, as shown by map or plat of Sunnydale Estates, Third Sector, dated June 30, 1978 and recorded in Map Book 7, at Page 78, in the Office of the Judge of Probate of Shelby County, Alabama.

Chattel Items: Kitchen range and wall to wall carpeting



1. Deed Tax Sore Name

2. Mtg. Tax

3. Recording Fee 500

4. Indexing Fee 100

TOTAL

TO HAVE AND TO HOLD the above described property unto the said Cameron-Brown Company, transferee forever, subject, however, to the Statutory right of redemption on the part of those entitled to redeem as provided by the laws of the State of Alabama:

IN WITNESS WHEREOF, the said Cameron-Brown Company, transferee

by W. A. Jenkins, Jr., as Auctioneer conducting said sale, caused these presents to be executed on this the 30th day of October

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CAMERON-BROWN COMPANY

Transferee

Agent and/Muctioneer

STATE OF ALABAMA COUNTY OF JEFFERSON

I, THE UNDERSIGNED, a Notary Public in and for said County, in said State, hereby certify that W. A. Jenkins, Jr. whose name as Auctioneer and Agent for Cameron-Brown Company, transferee

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 the conveyance, he, in his capacity as such Auctioneer and Agent, and with full authority, executed the same voluntarily on the day the same bears date.

Given under my hand and official seal this the 30thday of , 19 86 October

MY COMMISSION EXPIRES APRIL 17, 1987