

MORTGAGE DEED

1874

State of Alabama }  
County of Shelby }

This instrument prepared by:  
Mary Franklin  
625 no 9th Av  
Bessemer, Al 35020

KNOW ALL MEN BY THESE PRESENTS, That whereas the undersigned Denise B. Knox  
(hereinafter called Mortgagor) is justly indebted to Blazer Financial Services, Inc. (of Alabama) (hereinafter called Mortgagee) in  
the principal sum of Twenty Two Thousand Five Hundred Fifty Two and 47/100 DOLLARS,  
evidenced by one (1) promissory note of even date herewith, (\$22552.47)

NOW, THEREFORE, in consideration of said indebtedness and to secure the prompt payment of same, with interest  
thereon, when the same falls due, the undersigned do (does) hereby grant, bargain, sell and convey unto Mortgagee the following  
described property, situated in Shelby County, State of Alabama, to wit:

Begin at the NW corner of the SW $\frac{1}{4}$  of the SW $\frac{1}{4}$  of Section 18, Township 20  
South, Range 3 West, thence run East along the North boundary of said  $\frac{1}{4}$ - $\frac{1}{4}$   
a distance of 529.58 feet to the centerline of an old road; thence turn  
right 25° 40' Southeasterly 113.04 feet along the centerline of said road  
to the P.T. of a curve; thence turn right 4° 33' Southeasterly 166.0 feet  
along the centerline of said road; thence turn right 10° 42' Southeast 166.0  
feet; thence turn 10° 42' Southeasterly 75.14 feet to a point on said old  
road; thence turn right 87° 59' Southwesterly 40.0 feet to a point of begin-  
ning; said point on the Westerly R.O.W. of said road; thence proceed on  
previous course 211.17 feet; thence turn left 84° 33' Southeasterly 208.80  
feet; thence turn left 95° 27' Northeasterly 210.0 feet to the said Westerly  
R.O.W.; thence turn left 81° 18' Northwesterly 119.14 feet along right of  
way; thence turn left 6° 41' Northwesterly 90.86 feet to the point of  
beginning.

Also known as: Rt 1, Box 886, Maylene, Al 35114

Mortgagor warrants that said property is free from all encumbrances and against all adverse claims.

Mortgagor agrees to pay all taxes and assessments on the above property and not to commit waste.

Mortgagor and Mortgagee agree that upon default in the payment of any instalment of the principal sum of this mortgage or the interest  
thereon, then the whole principal sum, plus interest thereon and less any refunds or credits due Mortgagor, shall be immediately due and  
payable, and this mortgage may be foreclosed. Upon the happening of any such default in payment, Mortgagee is authorized by Mortgagor  
to sell the above property at public outcry, within the legal hours of sale, in front of the Courthouse door of said County, in lots or parcels,  
or en masse, to the highest bidder for cash, after giving twenty-one days notice of the time, place and terms of sale, together with a description  
of the property to be sold, by publication once a week for three consecutive weeks in some newspaper published in said County, and apply  
the proceeds of sale: First, to the expense of advertising, selling and conveying, including, if the original principal amount secured hereby  
exceeds \$300, reasonable attorney's fees not exceeding 15% of the unpaid debt; Second, to the payment of the indebtedness in full, whether  
or not fully matured by the date of sale, with interest thereon and less any refunds or credits due Mortgagor; and Third, the balance, if  
any, to be turned over to Mortgagor.

If Mortgagor pays said Indebtedness, with interest thereon, and performs all the promises and agreements in this mortgage, then this  
conveyance shall be null and void.

IN WITNESS WHEREOF, the undersigned has (have) executed these presents on this 19th day of

March, 1987.

WITNESS [Signature]

Denise B. Knox (SEAL)  
Denise B. Knox

WITNESS Rhonda L. Welch

STATE OF ALABAMA, SHELBY CO.  
I CERTIFY THIS  
INSTRUMENT WAS FILED

1. Deed Tax \$ (SEAL)  
2. Mtg. Tax 33.90 (SEAL)  
3. Recording Fee 2.50  
4. Indexing Fee 1.00

STATE OF ALABAMA }  
COUNTY OF Shelby }

1987 MAR 20 AM 8:50

TOTAL 37.40

I, Hubert J. Elmore,  
certify that Denise B.

JUDGE OF a Notary Public in and for said County, in said State, hereby

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 the conveyance, has executed the same voluntarily on the  
day the same bears date.

Given under my hand and official seal, 19th day of March, 19 87

My Commission expires:  
4/8/88

Hubert J. Elmore  
NOTARY PUBLIC