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**MORTGAGE FORECLOSURE DEED**

STATE OF ALABAMA     )  
COUNTY OF SHELBY    )

KNOW ALL MEN BY THESE PRESENTS, That,

WHEREAS, heretofore, on to-wit: June 23, 1980, KIM A. MELTON and wife, EVANGELINE R. MELTON, Mortgagors, executed a certain mortgage to MOLTON, ALLEN & WILLIAMS, INC., a corporation, said mortgage being recorded in Real Volume 403, Page 465, in the Probate Office of Shelby County, Alabama; and

WHEREAS, on December 7, 1984, in due course FIRST ATLANTA MORTGAGE CORPORATION, a corporation, transferred and assigned said mortgage and the debt thereby secured to SECRETARY OF HOUSING AND URBAN DEVELOPMENT OF WASHINGTON, D.C., as transferee, said transfer being recorded in Real Volume 011, Page 989, aforesaid records, and SECRETARY OF HOUSING AND URBAN DEVELOPMENT OF WASHINGTON, D.C., is now the holder and owner of said mortgage and debt; and

362 REC 17 WHEREAS, default was made in the payment of the indebtedness secured by said mortgage, and the said SECRETARY OF HOUSING AND URBAN DEVELOPMENT OF WASHINGTON, D.C., as transferee, did declare all of the indebtedness secured by the said mortgage, due and payable, and said mortgage subject to foreclosure as therein provided and did give due and proper notice of the foreclosure of said mortgage in accordance with the terms thereof, by U. S. Mail and by publication in the Shelby County Reporter, a newspaper of general interest and circulation published in Shelby County, Alabama, in its issues of August 14th, 21st, and 28th, 1991; and

BOOK 362 REC 17 WHEREAS, on September 4, 1991, the day on which the foreclosure sale was due to be held under the terms of said notice between the legal hours of sale, said foreclosure sale was duly and properly conducted, and the said SECRETARY OF HOUSING AND URBAN DEVELOPMENT OF WASHINGTON, D.C., as transferee, did offer for sale and sell at public outcry, in front of the Courthouse in Shelby County, Columbiana, Alabama, the property hereinafter described; and

WHEREAS, the highest and best bid obtained for the property described in the aforementioned mortgage was the bid of the said SECRETARY OF HOUSING AND URBAN DEVELOPMENT OF WASHINGTON, D.C., as transferee, in the amount of Sixty-three Thousand Five Hundred 00/100 Dollars (\$63,500.00) which sum was offered to be credited on the indebtedness secured by said mortgage, and said property was thereupon sold to the said SECRETARY OF HOUSING AND URBAN DEVELOPMENT; and

WHEREAS, Robert E. Moore, conducted said sale on behalf of the said SECRETARY OF HOUSING AND URBAN DEVELOPMENT OF WASHINGTON, D.C.; 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;

NOW THEREFORE, in consideration of the premises and the credit of Sixty-three Thousand Five Hundred and 00/100 Dollars (\$63,500.00) KIM A. MELTON and wife, EVANGELINE R. MELTON, Mortgagors, by and through the said SECRETARY OF HOUSING AND URBAN DEVELOPMENT OF WASHINGTON, D.C., as transferee, do grant, bargain, sell and convey unto the said SECRETARY OF HOUSING AND URBAN DEVELOPMENT OF WASHINGTON, D.C., as transferee, the following described real property situated in Shelby County, Alabama, to-wit:

Lot 10, Block 4, according to the map and survey of Green Valley, 4th Sector, as recorded in Map Book 7, page 10 in the Probate Office of Shelby County, Alabama.

TO HAVE AND TO HOLD the above described property unto the said SECRETARY OF HOUSING AND URBAN DEVELOPMENT OF WASHINGTON, D.C., its successors and assigns forever, as fully and completely in all respects as the same could or ought to be conveyed to the said SECRETARY OF HOUSING AND URBAN DEVELOPMENT OF WASHINGTON, D.C., under and by virtue of the power and authority contained in the aforesaid mortgage. This foreclosure deed is executed in accordance with 12 U.S.C. Section 1710(1). Neither the mortgagor nor any other party shall have a right of redemption. Subject, however, to prior liens, ad valorem taxes, easements and restrictions of record.

IN WITNESS WHEREOF, the said KIM A. MELTON and wife, EVANGELINE R. MELTON, Mortgagors, by the said SECRETARY OF HOUSING AND URBAN DEVELOPMENT OF WASHINGTON, D.C., as transferee, by Robert E. Moore, as auctioneer the 4th day of September, 1991.

KIM A. MELTON AND EVANGELINE R. MELTON  
MORTGAGORS  
By: SECRETARY OF HOUSING AND URBAN  
DEVELOPMENT OF WASHINGTON, D.C.  
AS TRANSFeree

By: *Robert E. Moore*

Auctioneer

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STATE OF ALABAMA )  
JEFFERSON COUNTY )

I, the undersigned, a Notary Public in and for said County, in said State, hereby certify that Robert E. Moore, whose name as auctioneer for the said Secretary of Housing and Urban Development of Washington, D.C., is signed to the foregoing conveyance and who is known to me, acknowledged before me on this day, being informed of the contents of this conveyance, he, in his capacity as such auctioneer, executed the same voluntarily on the day the same bears date.

Given under my hand and official seal, this 4th day of September, 1991.

*Sabara S. Andoleni*  
Notary Public

Prepared by  
Robert E. Moore  
Department of HUD  
Beacon Ridge Tower Ste. 300  
600 Beacon Parkway, West  
Birmingham, AL 35209

My Commission expires:

8/21/95

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NO TAX COLLECTED

1. Deed Tax	_____
2. Mtg. Tax	_____
3. Recording Fee	_____
4. Indexing Fee	_____
5. No Tax Fee	_____
6. Certified Fee	_____
Total	_____

NOTARY PUBLIC  
STATE OF ALABAMA  
COMMISSION EXPIRES 8/21/95

91 SEP -4 AM 11:48

JUDGE OF THE PEACE