

MORTGAGE FORECLOSURE DEED

STATE OF ALABAMA)
SHELBY COUNTY)

KNOW ALL MEN BY THESE PRESENTS, That,

WHEREAS, heretofore, on to-wit: March 28, 2002, Alan Wood, an unmarried man and Henna Gathers, an unmarried woman, Mortgagors, executed a certain mortgage to **ABN AMRO Mortgage Group, Inc.** a corporation, said mortgage being recorded in **Instrument #2002-15510**, in the Probate Office of Shelby County, Alabama; and

WHEREAS, default was made in the payment of the indebtedness secured by said mortgage, and the said ABN AMRO Mortgage Group, Inc., as mortgagee, 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, Columbiana, Alabama in its issues of February 19, 26 and March 5, 2003; and

WHEREAS, on March 26, 2003, 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 ABN AMRO Mortgage Group, Inc., as mortgagee, did offer for sale and sell at public outcry, in front of the Courthouse door, Main Entrance, 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 ABN AMRO Mortgage Group, Inc., as mortgagee, in the amount of One Hundred Eighty One Thousand Two Hundred Twenty Two and 89/100 Dollars (\$181,222.89) which sum was offered to be credited on the indebtedness secured by said mortgage, and said property was thereupon sold to the said ABN AMRO Mortgage Group, Inc.; and

WHEREAS, W. L. Longshore, Jr. conducted said sale on behalf of the said ABN AMRO Mortgage Group, Inc.; 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 One Hundred Eighty One Thousand Two Hundred Twenty Two and 89/100 Dollars (\$181,222.89), Alan Wood, an unmarried man and Henna Gathers, an unmarried woman, Mortgagors, by and through the said ABN AMRO Mortgage Group, Inc., as mortgagee, do grant, bargain, sell and convey unto the said ABN AMRO Mortgage Group, Inc., as mortgagee, the following described real property situated in Shelby County, Alabama to-wit

A tract of land situated in the Southwest ¼ of the Northwest ¼ of Section 36, Township 19 South, Range 3 West, Shelby County, Alabama, being more particularly described as follows: Commence at the Southwest corner of the Southwest ¼ of the Northwest ¼ of Section 26, Township 19 South, Range 3 West, and run in an Easterly direction along the Southerly line of said ¼ - ¼ Section a distance of 263.00 feet to a point; thence 79 degrees 07 minutes to the left in a Northeasterly direction of 178.781 feet to the point of beginning of the tract of land herein described; thence continue along the last described course a distance of 80.0 feet to a point; thence 57 degrees 09 minutes to the right in a Northeasterly direction a distance of 20.38 feet to a point; thence 107 degrees 12 minutes 10 seconds left in a Northwesterly direction a distance of 186.70 feet to a point on the Easterly right of way of Indian Lake Drive; thence 115 degrees 17 minutes 40 seconds to the left along said Easterly right of way line of Indian Lake Drive a distance of 106.03 feet to a point; thence 3 degrees 42 minutes to the right in a Southwesterly direction a distance of 85.0 feet to a point; thence 63 degrees 42 minutes 11 seconds to the left in a Southwesterly direction a distance of 73.64 feet to a point; thence 53 degrees 34 minutes 19 seconds to the left in a Easterly direction 120.31 feet to the point of beginning; being situated in Shelby County, Alabama.

EASEMENT:


Commence at the SW corner of the SW ¼ of the NW ¼ of Section 36, Township 19 South, Range 3 West, from the West line of said SW ¼ of the NW ¼ turn an angle to the right of 30 degrees 09 minutes 10 seconds and run in a Northeasterly direction for a distance of 360.7 feet; thence turn an angle to the left, of 03 degrees 42 minutes and run in a Northeasterly direction for a distance of 106.03 feet; thence continue along the last described course for a distance of 75.79 feet; thence turn an angle to the right of 08 degrees 07 minutes and run in a Northeasterly direction for a distance of 24.21 feet; thence turn an angle to the right of 95 degrees 00 minutes 18 seconds and run in a Southeasterly direction for a distance of 261.7 feet to the point of beginning; thence continue along the last stated course for a distance of 17.21 feet; thence turn an angle to the right of 119 degrees 19 minutes 42 seconds and run in a Southwesterly direction for a distance of 157.31 feet; thence turn an angle to the right of 72 degrees 47 minutes 50 seconds and run in a Northwesterly direction for a distance of 15.70 feet; thence turn an angle to the right of 107 degrees 12 minutes 10 seconds and run in a Northeasterly direction for a distance of 153.52 feet to the Point of Beginning.

TO HAVE AND TO HOLD, the above described property unto the said **ABN AMRO Mortgage Group, Inc.**, its successors and assigns 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 Alan Wood, an unmarried man and Henna Gathers, an unmarried woman, Mortgagors, by the said ABN AMRO Mortgage Group, Inc., as mortgagee, by W. L. Longshore, Jr., as auctioneer conducting said sale caused these presents to be executed on this the 26th day of March, 2003.

**ALAN WOOD,
UNMARRIED MAN
AND
HENNA GATHERS,
UNMARRIED WOMAN,
Mortgagors**

**By: ABN AMRO Mortgage Group, Inc.,
AS MORTGAGEE**

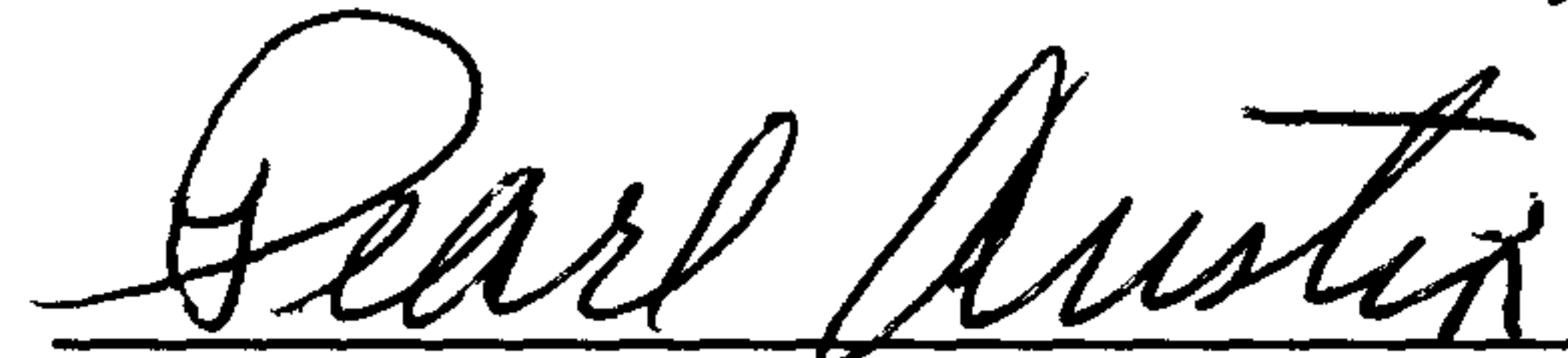
By: 

**W. L. Longshore, Jr.,
Auctioneer**

**STATE OF ALABAMA)
JEFFERSON COUNTY)**

I, the undersigned, a Notary Public in and for said County in said State, hereby certify that W. L. Longshore, Jr. whose name as auctioneer for the said ABN AMRO Mortgage Group, Inc., 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 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 the 26th day of March, 2003.



NOTARY PUBLIC

My Commission Expires: 5/16/05

THIS INSTRUMENT PREPARED BY:
W. L. Longshore, Jr.
LONGSHORE, BUCK & LONGSHORE, P.C.
2009 Second Avenue North
Birmingham, Alabama 35203

GRANTEE'S ADDRESS:
ABN AMRO MORTGAGE GROUP, INC.
7159 Corklan Drive
Jacksonville, FL 32258