


FORECLOSURE DEED

STATE OF ALABAMA)
SHELBY COUNTY)


20100329000092300 1/2 \$16.00
Shelby Cnty Judge of Probate, AL
03/29/2010 12:01:48 PM FILED/CERT

KNOW ALL MEN BY THESE PRESENTS:

WHEREAS, ADRIAN L. HOLLINGSBED AND SPOUSE, KRISTY M. HOLLINGSBED, mortgagors did heretofore execute a mortgage to AMERIS BANK on SEPTEMBER 28, 2007, which mortgage is recorded at INSTRUMENT NO. 20071029000499260 in the Real Property records of the Office of Judge of Probate of SHELBY County, Alabama: and

WHEREAS, default has been made in the payment of said mortgage, and the said AMERIS BANK, as mortgagee or transferee, has elected to declare the entire indebtedness as secured by said mortgage due and payable under the power sale contained in said mortgage; and

WHEREAS, pursuant to the power of sale contained in said mortgage, the undersigned did cause to be published in the SHELBY COUNTY REPORTER a weekly newspaper of general circulation published in SHELBY County, Alabama, in issues of MARCH 3, 10, AND 17, 2010, a notice stating that under and by virtue of the power of sale contained in said mortgage, the undersigned would sell at public outcry to the highest bidder for cash, in front of the SHELBY County Courthouse, between the legal hours of sale on MARCH 29, 2010 the following described real estate:

LOT 1-24, ACCORDING TO THE MAP AND SURVEY OF CHELSEA PARK, FIRST SECTOR, PHASE I & II, AS RECORDED IN MAP BOOK 34, PAGE 21 A & B, IN THE OFFICE OF THE JUDGE OF PROBATE OF SHELBY COUNTY, ALABAMA.

WHEREAS, at the time and place stated in said notice, AMERIS BANK, as mortgagee or transferee, did by and through Katherine E. Luders, offer said property for sale to the highest bidder for cash; and

WHEREAS, at said sale, AMERIS BANK became the purchaser of said property for the sum of THREE HUNDRED TWENTY-SEVEN THOUSAND DOLLARS AND ZERO CENTS (\$327,000.00), which sum is credited upon the indebtedness secured by said mortgage as aforesaid, the said AMERIS BANK, as mortgagee or transferee, acting by and through Katherine E. Luders, as its duly appointed agent and attorney in fact, does hereby grant, bargain, sell, convey and deliver unto AMERIS BANK the above described real estate, situated in SHELBY County, Alabama.

TO HAVE AND TO HOLD unto AMERIS BANK, its successors and assigns forever, as completely and fully in all respects as the same could or ought to be conveyed by AMERIS BANK, under and by virtue of the power and authority contained in said mortgage.

IN WITNESS WHEREOF, the said ADRIAN L. HOLLINGSBED AND SPOUSE, KRISTY M. HOLLINGSBED, mortgagors, by and through AMERIS BANK, mortgagee or transferee, by Katherine E. Luders, auctioneer conducting this sale and as attorney in fact, have hereunto set their hands and seals this MARCH 29, 2010.

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Shelby Cnty Judge of Probate, AL
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ADRIAN L. HOLLINGSBED AND SPOUSE, KRISTY M.
HOLLINGSBED,,
Mortgagors by and through,

AMERIS BANK,
Mortgagee or Transferee,

By: Katherine E. Luders
Katherine E. Luders
Auctioneer and Attorney in Fact

STATE OF ALABAMA
SHELBY COUNTY

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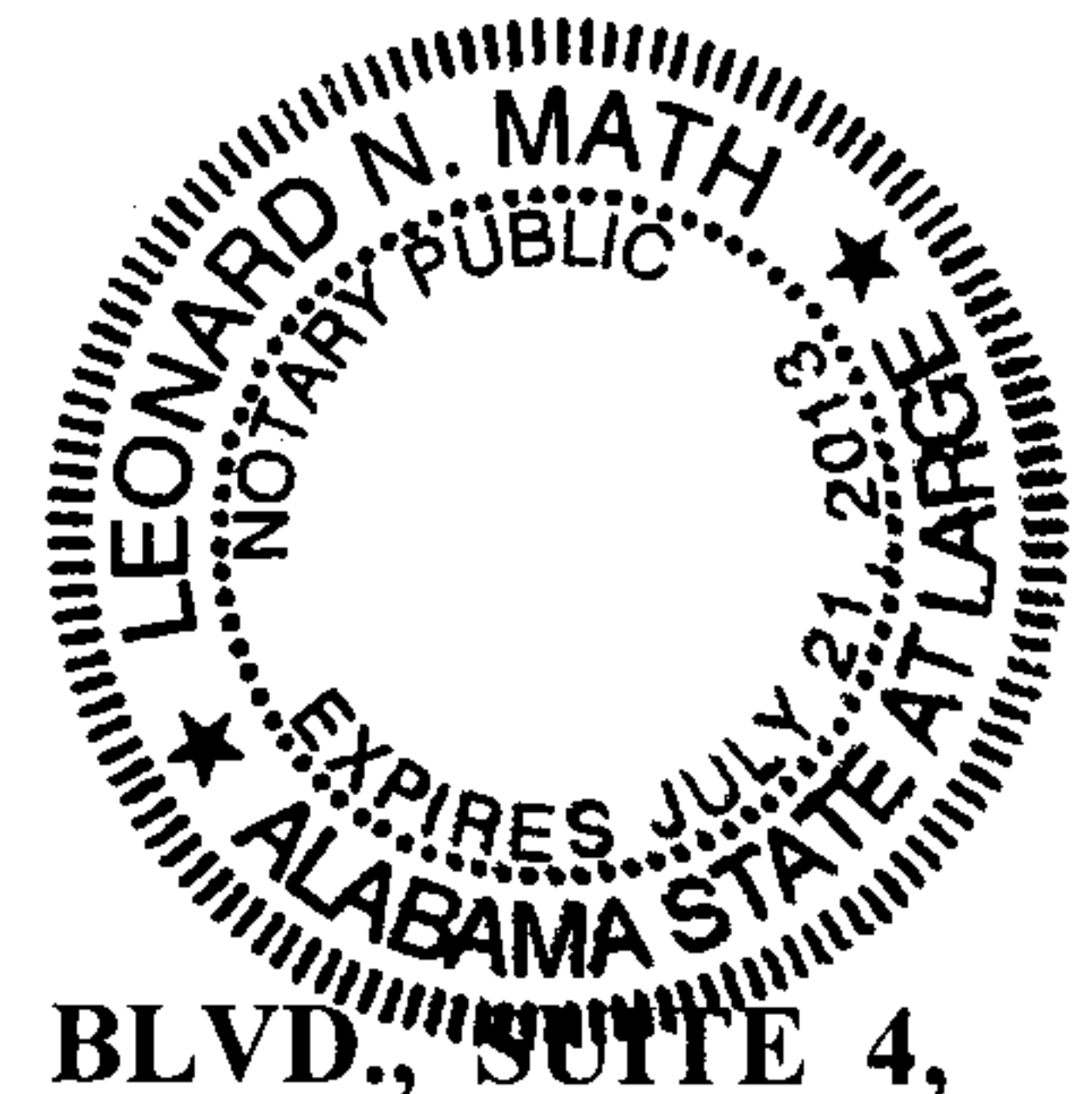
I, the undersigned, a Notary Public in and for said County, in said State, hereby certify that Katherine E. Luders, whose name as auctioneer and attorney in fact for AMERIS BANK, and who signed the names of ADRIAN L. HOLLINGSBED AND SPOUSE, KRISTY M. HOLLINGSBED, to the foregoing conveyance and who is known to me, acknowledged before me that, being informed of the contents of said conveyance, he\she\they executed the same voluntarily on the day the same bears date, as the action of himself as auctioneer and attorney in fact for AMERIS BANK, mortgagee or transferee, for and as the act of ADRIAN L. HOLLINGSBED AND SPOUSE, KRISTY M. HOLLINGSBED,, mortgagor(s) in the mortgage referenced in the foregoing deed.

Given under my hand and official seal, on this MARCH 29, 2010.

Leonard N. Math

Notary Public
My Commission Expires:

This instrument prepared by: Leonard N. Math
Chambless Math Carr, P.C.
P.O. Box 230759
Montgomery, Alabama 36123-0759
(334) 272-2230



Send Tax Notice To: AMERIS BANK, 8705 PERIMETER PARK BLVD., SUITE 4,
JACKSONVILLE, FL 32216.