

THIS INSTRUMENT WAS PREPARED BY:

Phillip Jauregui, Esq.
2110 Devereux Circle
Birmingham, AL 35243

SEND TAX NOTICES TO:

U.S. Bank National Association, as
Trustee for First Franklin Mortgage
Loan Trust, Mortgage Pass-Through
Certificates, Series 2005-FFH2
1661 Worthington Road
Suite 100
West Palm Beach, FL 33409

GRANTOR

Anne R. Fricke
17 Ashford Circle
Birmingham, AL 35244

Jeff Fricke
17 Ashford Circle
Birmingham, AL 35244

GRANTEE

U.S. Bank National Association, as
Trustee for First Franklin Mortgage
Loan Trust, Mortgage Pass-Through
Certificates, Series 2005-FFH2
1661 Worthington Road
Suite 100
West Palm Beach, FL 33409

Property Address: 17 Ashford Circle, Birmingham, AL 35244
Purchase Price: \$152,521.71 ***Mortgagee credit***
Sale Date: June 26, 2013

STATE OF ALABAMA)
COUNTY OF SHELBY)

FORECLOSURE DEED

KNOW ALL MEN BY THESE PRESENTS, That where as heretofore on December 23, 2004, Anne R. Fricke and Jeff Fricke, wife and husband, executed a certain mortgage on the property hereinafter described to First Franklin Financial Corporation, which said mortgage was recorded in the Office of the Judge of Probate of Shelby County, Alabama, at Instrument Number, 20041223000701170; and subsequently transferred and assigned to U.S. Bank National Association, as Trustee for First Franklin Mortgage Loan Trust, Mortgage Pass-Through Certificates, Series 2005-FFH2, and said assignment being recorded in Instrument Number, 20130501000176800; and

WHEREAS, in and by said mortgage the mortgagee was authorized and empowered in case of default in the payment of the indebtedness thereby secured according to the terms thereof, to sell said property before the Shelby County Courthouse door in the City of

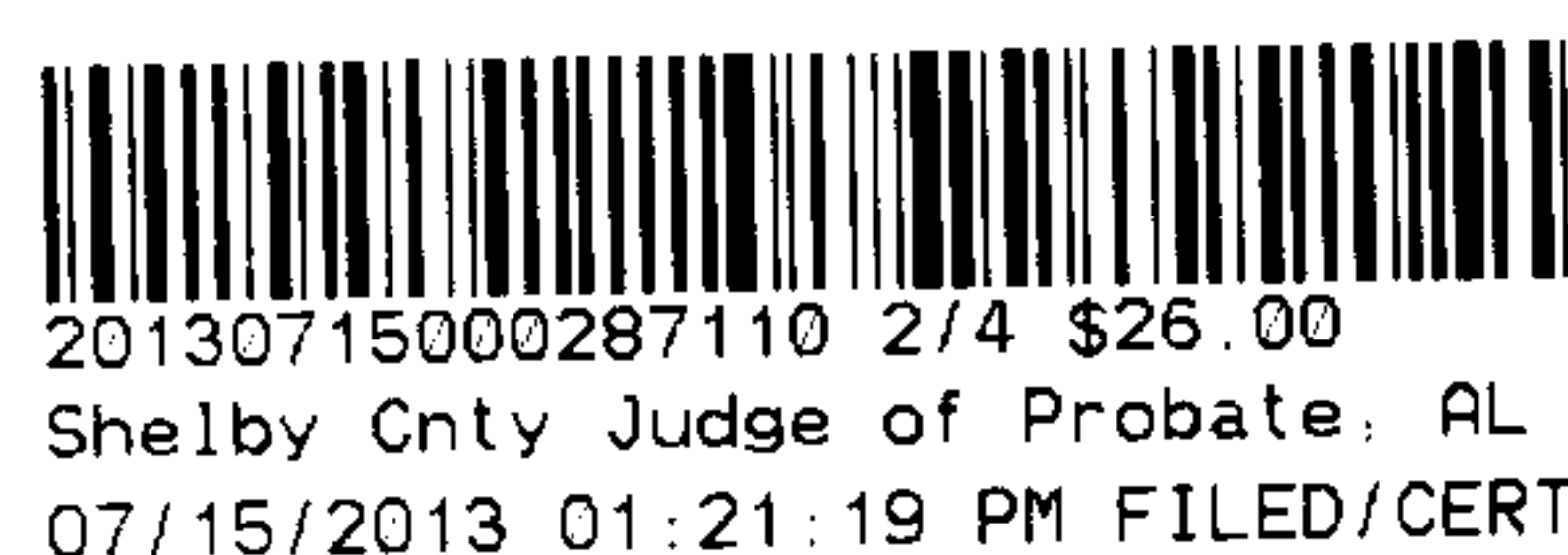
Columbiana, Alabama, after giving notice of the time, place and terms of said sale in some newspaper published in said city by publication once a week for three consecutive weeks prior to said sale at public outcry for cash to the highest bidder, and said mortgage provided that in case of sale under the power and authority contained in same, the mortgagee or any person conducting said sale for the mortgagee was authorized to execute title to the purchaser at said sale; and it was further provided in and by said mortgage that the mortgagee may bid at the sale and purchase said property if the highest bidder therefore; and

WHEREAS, default was made in the payment of the indebtedness secured by said mortgage, and U.S. Bank National Association, as Trustee for First Franklin Mortgage Loan Trust, Mortgage Pass-Through Certificates, Series 2005-FFH2 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 by publication in Shelby County Reporter, a newspaper published in Shelby County, Alabama, and of general circulation in Shelby County, Alabama, in its issues of May 29, 2013, June 5, 2013, June 12, 2013; and

WHEREAS, on June 26, 2013, the day on which the foreclosure was due to be held under the terms of said notice, between the legal hours of sale, said foreclosure was duly and properly conducted, and Jessica Veitch did offer for sale and sell at public outcry in front of the Shelby County Courthouse in the City of Columbiana, Alabama, the property hereinafter described; and

WHEREAS, Jessica Veitch was the Auctioneer who conducted said foreclosure sale and was the person conducting said sale for the said U.S. Bank National Association, as Trustee for First Franklin Mortgage Loan Trust, Mortgage Pass-Through Certificates, Series 2005-FFH2; and

WHEREAS, the highest and best bid for the property described in the aforementioned mortgage was the bid of U.S. Bank National Association, as Trustee for First Franklin Mortgage



Loan Trust, Mortgage Pass-Through Certificates, Series 2005-FFH2, in the amount of \$152,521.71, which sum of money U.S. Bank National Association, as Trustee for First Franklin Mortgage Loan Trust, Mortgage Pass-Through Certificates, Series 2005-FFH2 offered to credit on the indebtedness secured by said mortgage, and the said U.S. Bank National Association, as Trustee for First Franklin Mortgage Loan Trust, Mortgage Pass-Through Certificates, Series 2005-FFH2, by and through Jessica Veitch, as Auctioneer conducting said sale and as Attorney-in-Fact for U.S. Bank National Association, as Trustee for First Franklin Mortgage Loan Trust, Mortgage Pass-Through Certificates, Series 2005-FFH2, does hereby GRANT, BARGAIN, SELL AND CONVEY unto the said U.S. Bank National Association, as Trustee for First Franklin Mortgage Loan Trust, Mortgage Pass-Through Certificates, Series 2005-FFH2, the following described property situated in Shelby County, Alabama, to-wit:

Lot 17-A, according to the resurvey of Lots 14, 15, 16 and 17, amended Map of Chase Plantation, as recorded in Map Book 8 Page 92 in the probate office of Shelby County, Alabama; being situated in Shelby county, Alabama.

TO HAVE AND TO HOLD the above described property to U.S. Bank National Association, as Trustee for First Franklin Mortgage Loan Trust, Mortgage Pass-Through Certificates, Series 2005-FFH2 and its successors and assigns; 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, U.S. Bank National Association, as Trustee for First Franklin Mortgage Loan Trust, Mortgage Pass-Through Certificates, Series 2005-FFH2 and Anne R. Fricke and Jeff Fricke have caused this instrument to be executed by and through Jessica Veitch, as Auctioneer conducting said sale, and as their Attorney-in-Fact, and Jessica Veitch, as Auctioneer conducting said sale on June 26, 2013.



20130715000287110 3/4 \$26.00
Shelby Cnty Judge of Probate, AL
07/15/2013 01:21:19 PM FILED/CERT

U.S. Bank National Association, as Trustee for First
Franklin Mortgage Loan Trust, Mortgage Pass-Through
Certificates, Series 2005-FFH2

By: Jessica Veitch
Jessica Veitch, Attorney-in-Fact

Anne R. Fricke and Jeff Fricke

By: Jessica Veitch
Jessica Veitch, The person acting as Auctioneer and
conducting the sale as its Attorney-in-Fact

By: Jessica Veitch
Jessica Veitch, As the Auctioneer and person making said
sale

STATE OF ALABAMA)
COUNTY OF SHELBY)

I, the undersigned authority, a Notary Public in and for said County and in said State, do hereby certify that Jessica Veitch, whose name as Attorney-in-Fact for Anne R. Fricke and Jeff Fricke, and whose name as Attorney-in-Fact and agent for U.S. Bank National Association, as Trustee for First Franklin Mortgage Loan Trust, Mortgage Pass-Through Certificates, Series 2005-FFH2; and whose name as Auctioneer and person making said sale, 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 said conveyance, he/she, in his/her capacity as such Attorney-in-Fact and agent, and as such Auctioneer, executed the same voluntarily on the day the same bears date.

GIVEN under my hand, on this 11 day of July, 2013.

Debra Teague
Notary Public in and for the State of Alabama,
at Large
My Commission Expires:

