Skaggs W.H. Atty in fact To Chas. L. Flint

The State of Alabama } Know all men by these presents
County of Talladega } that whereas George T. Brown and his wife Sallie Brown both of the County of Shelby said State heretofore to wit: on the Twenty-fourth day of March A.D. 1886 executed a mortgage to the The New England Mortgage Security Company, which was duly recorded in the Probate Office of said County of Shelby in Book No 14 of Mortgages page 277 et seq.

And whereas by reason of the non payment of certain portions of the debt so secured the said The New England Mortgage Security Company did elect to declare the whole sum secured by said mortgage due and payable and to foreclose said mortgage: and the said The New England Mortgage Security Company did by its lawful deed signed sealed and delivered on the 27th day of March A.D. 1888 constitute and appoint W.H. Skaggs of

Talladega County Alabama its true and lawful agent for it and in its name place and stead to foreclose said mortgage and to sell the property hereinafter mentioned and therein described and to receive the proceeds of the sale and the proceeds of the sale of any personal property or appurtenances attaching to said property authorizing him the said Skaggs to make execute and deliver to the purchaser or purchasers of said premises under such foreclosure sale good and sufficient deeds of conveyance conveying all the right title and interest which the said George T. Brown or Sallie Brown or the New England Mortgage Security Company of Windham County Connecticut may have in or about the said lands and the property as described. The said The New England Mortgage Security Company further ratifying and confirming all the acts which its said attorney may have done or shall lawfully do in the premises and whereas the said W. H. Skaggs under and by virtue of said power of attorney and a power of sale contained in said mortgage did proceed to foreclose said mortgage and after advertising the said lands hereinafter described did in the Shelby Chronicle a newspaper published in said County of Shelby in strict accordance with the provisions of said mortgage did this day offer the said lands for sale to the highest bidder for cash before the Court House door of said County of Shelby and the sale being in all respects fairly conducted Charles L. Flint of the City of Boston Massachusetts having bid the sum of Twelve Hundred and Fifty Three and 70/100 dollars which was the highest and best bid the said land was knocked down and sold to the said Chas L. Flint. Now Know all men by these presents that I the said W. H. Skaggs Attorney in fact for the said The New England Mortgage Security Company for and in consideration of the premises and the said sum of Twelve Hundred and Fifty-three and 70/100 Dollars to me in hand paid by said Chas. L. Flint the receipt whereof is hereby acknowledged have as said Attorney in fact this day bargained and sold and do by these presents hereby grant bargain sell and convey and forever quit claim to the said Chas. L. Flint all the right title interest and estate which the said George T. Brown or Sallie Brown or the said The New England Mortgage Security Company or the said W. H. Skaggs Attorney in fact may have had or may have in and to the following described land lying and being situate in the said County of Shelby to wit: The South West quarter of Section Nine (9) The North Half of Section Sixteen (16) The South half of the North West quarter and the North West quarter of the South East quarter of Section Seventeen (17) all in Township Eighteen (18) Range Two (2) East containing Six Hundred (600) acres. To have and to hold the said tracts or parcels of land together with all and singular the tenements and appurtenances thereunto appertaining and in anywise belonging to him the said Chas L. Flint his heirs and assigns in fee simple forever.

In witness whereof I the said W. H. Skaggs Attorney in fact have hereto on this the 28th day of May A.D. 1888, set my hand and affixed my seal.

The New England Mortgage Security Co. (L.S.)
By W. H. Skaggs its Atty in fact.

The State of Alabama } I, J. L. McLane a Notary Public in
County of Talladega } and for said county hereby certify that W. H. Skaggs Attorney in fact for the New England Mortgage Security Company whose name as such attorney 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 he executed the same ~~voluntarily~~ as such attorney in fact voluntarily on the day the same bears date. — Given under my hand on this the 28th day of May A.D. 1888.

J. L. McLane N.P.

Filed for Record October 22d 1888 and Recorded.
R. H. Cobb, Judge of Probate