

State of Alabama, know all men by these presents, that
 Shelly County, whereas, on to-wit the 31st day of January,
 1920, Edith Smith and her husband D. L. Smith, executed a
 certain mortgage to J. C. Evans to secure an indebtedness
 mentioned therein, said mortgage being recorded in Volume
 129, Record of Mortgages, page 165, in the office of the Judge of
 Probate of Shelly County, Alabama, and said mortgage having
 been duly and legally assigned and transferred to the
 said W. A. Beard; and whereas, default was made by said
 mortgagors in the payment of the indebtedness secured by said
 mortgage, and same became subject to foreclosure; and whereas
 under the power contained in said mortgage, the property
 therein described was advertised for sale for more than
 twenty days by posting notices at three public places in
 Shelly County, giving notice of the time, place and terms of
 sale; and whereas, in strict compliance with the power of
 sale contained in said mortgage, A. P. Langham Jr., who
 was duly authorized by the assignee of the mortgage to act as
 Auctioneer in conducting said sale, did offer the property
 therein described for sale to the highest bidder for cash
 within the legal hours of sale to-wit: at two o'clock on the
 24th day of December, 1921, in front of the Court house
 door of Shelly County, Alabama, at Columbia; and the
 same was purchased by W. A. Beard for the sum of Eight
 Hundred (\$800.00) Dollars, which was the best and highest
 bid therefor; the mortgagor, being authorized under the
 powers given in said mortgage to bid and become the
 purchaser at said sale, and the said J. C. Evans, the
 mortgagor, having duly and legally assigned all his right,
 title and interest in and to the mortgagor aforesaid to
 the said W. A. Beard, and he, the said W. A. Beard
 having acquired all the rights and privileges of the said
 mortgage was authorized under the powers given in said
 mortgage to bid and become the purchaser at said sale
 and the Auctioneer conducting said sale was duly author-
 ized by the powers in said mortgage to execute titles to
 the purchaser.

Now, therefore, in consideration of the premises and by
 virtue of his authority as Auctioneer, being duly author-
 ized by the said assignee of the mortgage to act as

such, and under and by virtue of the power of sale contained in
 said Mortgage and the law in such cases made and provided,
 the said A. P. Langshore, as such Auctioneer, does, for and in
 the Name of the Assignee of the Mortgagee, grant, sell and convey
 unto the said W. A. Beard, all the right, title, claim and in-
 terest of the said Edith Smith and D. L. Smith, her husband,
 in and to the following described real property situated in
 Shelby County, Alabama, to-wit:

The South-West Quarter of the North West Quarter
 (S. W. 1/4 of N. W. 1/4) of Section One (1), and the North East Quarter
 N.E. 1/4 of Section Two (2) in Township Twenty-four, Range fifteen
 (15) East, containing in all two hundred acres more or less,
 together with all rights, privileges and appurtenances thereto
 belonging or in any wise appertaining.

To have and to hold unto the said W. A. Beard, his
 heirs and assigns forever.

Witness my hand and seal this the 24th day of December
 1921.

Edith Smith

By A. P. Langshore Jr. Auctioneer

D. L. Smith

By A. P. Langshore Jr. Auctioneer

State of Alabama

Shelby County } I, Leslie L. Langshore, N.P. in and for
 said County, hereby certify that A. P. Langshore Jr. whose
 name is signed to the foregoing conveyance as Auctioneer
 and who is known to me, acknowledged before me on this
 day that, being informed of the contents of this conveyance
 he executed the same for and in the name of the Assignee
 of the Mortgage, voluntarily on the day the same bears date.
 Given under my hand this 24th day of Dec. 1921.

Leslie L. Langshore
 Notary Public

State of Alabama, } I, G. H. Shaver, Judge of Probate,
 Shelby County, hereby certify that the within Deed
 was filed in this office for record 1 day of February
 1922; at 1 o'clock P. M. and recorded in Deed
 Record 71 Pages 304-305 and I am now
 G. H. Shaver

Judge of Probate