

Foreclosure Deed.

State Of Alabama,)

Shelby County ,)

This Indenture, Made and entered into on this the 15th day of December, 1924, by and between the undersigned Paul O. Luck, as auctioneer, party of the first part, and J.M. Lyon, party of the second part,

Witnesseth, That,

Whereas, a mortgage was executed on the 20th day of February, 1922, by R.C. Wood, and wife, Mattie F. Wood, to J.M. Lyon, on certain real property hereinafter described which said mortgage is recorded in record book 129, page 309, in the office of the Judge of Probate of said County of Shelby, State Of Alabama; and,

Whereas, in and by said mortgage, said J.M. Lyon was authorized and empowered, in case of default in the payment at maturity of the debt secured thereby, to take possession of said real estate, and, having or not having the same in possession, and after giving notice of the time, place and terms of sale, in some newspaper published in Shelby County, Alabama, once a week for two successive weeks, to sell the same, at public outcry, for cash, to the highest bidder, and further that the mortgagee was authorized to buy said property at said sale., and which said mortgage further provided that in case of a sale under the power and authority contained in the same, the auctioneer selling said property was authorized and empowered to execute title to the purchaser at said sale, and,

Whereas, default was made in the payment of said mortgage debt, at the maturity of the same, and said property was advertised and sold in all respects as provided in said mortgage, on the 15th day of December, 1924, after notice thereof as provided in said mortgage, for two successive weeks, in the Shelby County Reporter, a newspaper published in Shelby County, Alabama, at which said sale J.M. Lyon did become the purchaser, at and for the sum of Seven hundred and Seventy six (\$776.00) Dollars, this being the highest and best bid, and that Paul O. Luck, an attorney, was the auctioneer who sold said lands under said mortgage, and:

Now, therefore, in consideration of the premises, and of the sum of Seven hundred and Seventy six (\$776.00) Dollars, in hand paid to me, by the said party of the second part, the receipt whereof is, upon the delivery of these presents, hereby acknowledged the said party of the first part, as auctioneer, has granted, bargained and sold, and by these presents does grant, bargain, sell and convey, unto the said party of the second part, J.M. Lyon, the following described real property, to wit:

Southeast fourth of South west fourth, and thirty acres lying on the South side of the North east fourth of Section 4, Township 21, Range 1 East, containing 70 acres, situated in Shelby County, Alabama,

together with all and singular the tenements, hereditaments and appurtenances thereunto belonging or in anywise appertaining.

To have and to hold the said above described real estate unto the said J.M. Lyon, the party of the second part, and unto his heirs and assigns, as fully and completely, in all respects, as the said party of the first part could or ought to convey the same under and by virtue of the power and authority vested in him by the terms of said mortgage.

Witness my hand and seal this the 15th day of December, 1924.

Paul O. Luck.

As Auctioneer.

State Of Alabama,)

Shelby County ,)

I, L.B. Riddle, as Judge of Probate in and for said county in said State, hereby certify that Paul O. Luck, whose name as Auctioneer is signed to the foregoing conveyance and who is known to me, acknowledges before me on this day that, being informed of the contents of the conveyance, he, in his capacity as such auctioneer, executed the same voluntarily on the day the same bears date.

Given under my hand, this the 15th day of Dec. 1924.

L.B. Riddle.

Judge Of Probate, Shelby County, Ala.

The State of Alabama,)

Shelby County ,)

I, L.B. Riddle, Judge Of Probate certify that the within foreclosure deed was filed in this office for record January 28th, 1928 at 2 O'clock P.M. and recorded in Deed Record 85 on page 314 and examined.

L.B. Riddle, Judge Of Probate.

STATE OF ALABAMA  
SHELBY COUNTY

I hereby certify that

\$ 1.00 Privilege Tax  
has been paid on the within  
instrument as required by  
law.

L. B. Riddle  
Judge of Probate.