State of Alabama, National Shelby County.

KNOW ALL MEN BY THESE PRESENTS, that

Whereas, on, to-wit: the 16th day of March, 1935, L. C. Price and wife, Jessie Lee Price, executed to Harry Gordon as Trustee in Bankruptcy of P. J. Kroell, bankrupt, in bankruptcy, Clerk's Number 35198, in the District Court of the United States for the Southern Division of the Northern District of Alabama, a mortgage to secure the indebtedness therein mentioned, which said mortgage is recorded in the Probate Office of Shelby County, Alabama, in mortgage book 169 at pages 501 and 502; and,

Whereas, in said mortgage there was conveyed the following described real esstate situated in Shelby County, Alabama, viz:

That certain real estate heretofore known as and called "The Walker Mill Property", and which is particularly described as follows, to-wit: Commencing at the north west corner of fractional Section three (3), Township twenty four (24) North, Range twelve (12) East, running thence north 55 degrees 5 minutes east, and along the south east line of Island Street to a point thereon which is ninety eight (98) feet south west of Shelby Street, measuring along said south east line, and which point is the northermost corner of the said"Walker Mill Property", thence south 36 degrees 45 Minutes east 124.50 feet; thence south 55 degrees 45 minutes w. 49.60 feet; thence south 1 degree 15 minutes west 45.21 feet, thence south 28 degrees 30 minutes east 150.30 feet; thence south 88 degrees 30 minutes east 66.30 feet; thence south 36 degrees 30 minutes east 90.8 feet; thence south 21 degrees W 187 feet; thence south 1 degree 45 minutes W 1250 feet to the east bank of Mill Pond; thence south 4 degrees W 227 feet to high water mark on the west bank of said Mill Pond; thence with variations. following the high water mark of Shoal Creek to the point of beginning, the north west corner of said fractional section three (3). The intention hereof being to describe and convey the said "Walker Mill Property" situated in Montevallo, Alabama; and,

Whereas, the indebtedness secured by said mortgage is in the sum of \$841.00 evidenced by twenty five promissory notes, each bearing even date with said mortgage; and

Whereas, the first twelve of said notes are for the sum of fifteen dollars each, the first of which was due on the first day of September, 1936, and one of which was due on the first day of each succeeding month up to and including August the first, 1936; and,

Whereas, notes number 13 to 24, both inclusive, are for twenty dollars each, the first of which was due on the first day of September, 1936, and one on the first day of each succeeding month up to and including August the first, 1937; and,

Whereas, note number twenty five in the sum of four hundred and twenty one dollars was due on the first day of September, 1938; and,

Whereas, said notes bear interest from date at six per cent; and,

Whereas, it is provided in saidmortgage that if any of said notes should remain unpaid at maturity the whole of said indebtedness would thereby become at once due and payable and said mortgage subject to foreclosure; and,

Whereas, default has been made in the payment of all of said notes which were due up to and including September 1, 1936, except for a payment of twenty dollars made on July 27, 1935, thus maturing the entire indebtedness secured by said mortgage; and,

Whereas, saidindebtedness secured by said mortgage is past due and unpaid and default has been made in the payment thereof, as aforesaid; and,

Whereas, it is provided in said mortgage that said mortgagee, his successors or assigns are authorized and empowered on said default as aforesaid to sell said property therein conveyed at public outcry, at the front of the Court House of Shelby County, Alabama, to the highest bidder, for cash, after first having given thirty days! notice by publication once a week for three successive weeks of the time, terms, place and purpose of sale by publication in some newspaper published in Shelby County, Alabama; and,

Whereas, said mortgage has been transferred and assigned to Patty Kroell, who is now the owner of said mortgage and the debt secured and evidenced thereby; and,

Whereas, said transferee or assignee of said mortgage has given notice of the time, terms, place and purpose of said sale by publication of notice in The Shelby County Democrat, a weekly newspaper published in Columbiana, Shelby County, Alabama, for thirty days prior to this date by three publications of said notice, which publication was made and had in the issues of said paper of September 17th, September 24th and October 1st, 1936; and,

Whereas, I, L. H. Ellis, as the duly authorized agent and attorney in fact of said Patty Kroell and said mortgagors, did, on Monday, the 19th day of October, 1936, within the legal hours of sale, pursuant to the power of sale contained in said mortgage, and the advertisement of said mortgage sale, as aforesaid, offer for sale, at public outcry, to the highest bidder, for cash, at Columbiana, Alabama, at the front steps of the Court House of Shelby County, Alabama, the above and foregoing described real estate to satisfy and pay the indebtedness secured by said mortgage; and,

Whereas, at such sale Patty Kroell was the highest and best bidder for said land bidding therefor the sum of \$971.16, the said land was knowked off and sold to said Patty Kroell as the purchaser at said sale.

Now, therefore, in consideration of the premises and in consideration of the payment of the sum of nine hundred, seventy one & 16/100 dollars, the amount bid at said sale by said Patty Kroell, the receipt of which is acknowledged, and under and by virtue of the power of sale in said mortgage contained, the said L. C. Price and Jessie Lee Price as such mortgagors and Patty Kroell as transferee or assignee of said mortgage, by said L. H. Ellis, as attorney in fact and auctioneer making said sale, do hereby grant, bargain, sell and convey unto said Patty Kroell and hereinbefore described real estate, warranted free from all encumbrances and against all adverse claims.

To have and to hold to the said Patty Kroell her heirs and assigns forever.

In witness whereof I have hereunto set my hand and seal on this the 19th day of October, 1936.

L. C. Price

L.S.

By L. H. Ellis. As his attorney in fact and Auctioneer making said sale.

Jessie Lee Price L.S.
By L. H. Ellis,
As her attorney in fact and
Auctioneer making said sale.

Harry Hordon,

As Trustee in Bankruptcy of
P.J.Kroell, bankrupt, in
bankruptcy, Clerk's number
35198, in the District Court
of the United States for the
Southern Division of the Northern District of Alabama.

By L. H. Ellis, As his
attorney in fact and Auctioneer
making said sale.

Patty Kroell

As transferee or assignee of said mortgage.

By L. H. Ellis,

As her attorney infact and Auctioneer making said sale.

L. H. Ellis

L.S.

As Attorney in fact and Auctioneer making said sale.

State of Alabama, Shelby County.

I, Grace Carter, a Notary Public in and for said County, in said State, hereby certify that L. H. Ellis, whose name as attorney in fact and acutioneer 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 the conveyance he, in such capacity as attorney in fact and auctioneer making said sale, with full power and authority, executed the same voluntarily on the day the same bears date, in the name of and as the act of said mortgagers, said mortgage, said transferee or assignee, and as attorney in fact and auctioneer making said sale.

Given under my hand and seal of office this the 19th day of October, 1936.

Grace Carter,
Notary Public

Filed for record in this office this the 21 day of October, 1936 at 4:30 PM and recorded in Deed Record #101, on page 369, and examined.

L. C. Walker,

Judge of Probate, Shelby County, Ala.

STATE OF ALABAMA
SHELBY COUNTY
I hereby certify that
I hereby certify that
I hereby certify that
I has been paid on the within
has been paid on the within
Instrument as required by
Instrument as required by
Instrument as required by
Instrument as required by
I have L. C. WALKER,
I aw. L. C. WALKER,
I aw.