

.50 cent federal stamp cancelled on this deed

This Indenture, made and entered into by and between E.R.Riddle and wife Geneva Riddle, parties of the first part, and TwinOaks Land Company, a corporation, party of the second part,

WITNESSETH:

THAT WHEREAS, the said parties of the first part, executed a purchase money mortgage under date of September 16th, 1937, to Anno Investment Company, said mortgage being recorded in the Probate Office of Shelby County Alabama in Volume 176 at page 271, which said mortgage and the indebtedness secured thereby was under date of February 22, 1938, transferred and assigned by the said Anno Investment Company to Twin Oaks Land Company, by instrument dated February, 22nd 1938, and recorded in Volume 104, at page 237, in the office of Judge of Probate of Shelby County, Alabama.

Whereas, by the terms of said mortgage the said party of the second part was authorized and empowered, in the event of default in the payment of the indebtedness secured thereby, to declare the entire indebtedness secured thereby due and payable, and after giving notice of the time, place and terms of sale by publication once a week for three consecutive weeks in some newspaper published in Shelby County, Alabama, to sell said property at public outcry to the highest bidder for cash in front of the Court House door, Shelby County, Alabama, at which sale the said party of the second part was authorized to become the purchaser of said property, and

Whereas, default was made in the payment of the indebtedness secured by said mortgage, which default has continued to this day, and whereas, said property was advertised and sold in all respects as provided by the terms of said mortgage on the 21st day of July, 1939, after giving notice of the time, place and terms of said sale by publication once a week for three consecutive weeks in the Shelby County Reporter, a newspaper published in Columbiana, Shelby County, Alabama, at which sale the said party of the second part did become the purchaser of said property at and for the sum of Two Hundred Twenty and no/100--dollars (\$220.00) dollars cash,

Now Therefore, in consideration of the premises and the sum of Two hundred twenty and no/100 (\$220.00) Dollars paid to the said parties of the first part by the party of the second part, the said parties of the first part, E.R.Riddle and wife Geneva Riddle, have granted, bargained and sold and do by these presents grant, bargain, sell and convey unto the said party of the second part the following described real estate situated in Shelby County, Alabama, viz:

The West 1-2 of the Northwest 1-4 of Section 20, Township 20, Range 1 West.

TO HAVE AND TO HOLD the above described property unto the said party of the second part, its successors and assigns forever, as fully and completely in all respects as the said parties of the first part could convey the same.

In witness whereof, the said parties of the first part have hereunto set their hands and seals on this the 21st day of July, 1939

E.R.Riddle and wife
Geneva Riddle

By TwinOaks Land Company

By C O Chambless, its President.

Attest: W I Brannon
Secretary

The State of Alabama
Jefferson County

I, Frances E Brasher, a Notary Public in and for said County, in said State, hereby certify that C O Chambless, whose name as president of the Twin Oaks Land Company, a corporation, 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, as such officer and with full authority, executed the same voluntarily for and as the act of said corporation.

Given under my hand and seal of office this 21st day of July, 1939

Frances E Brasher
Notary Public

Filed for record in this office

Aug 4th 1939 and recorded in deed record 106, page 352 and examined L C Walker, Judge of Probate