

#2-87

State of Alabama
Shelby County

KNOW ALL MEN BY THESE PRESENTS: That, Whereas, Cover Goodwin and Tommie Lee Goodwin, his wife, on October 1, 1936, executed and delivered to Vanderbilt Gaines and Nellie Gaines a mortgage conveying the hereinafter described real estate to secure and indebtedness of Sixty and no/100--dollars payable on January 15 1937 which said mortgage is recorded in the office of the Judge of Probate in and for Shelby County Alabama in mortgage record 185 at page 51, and

Whereas, default was made in the payment of said debts and there is now due and unpaid on said indebtedness Sixty Dollars and interest from January 15, 1937, and

Whereas, it was provided in said mortgage that on default of the payment of said indebtedness that the said Vanderbilt Gaines and Nellie Gaines might take said property into possession, and, having or not having the same in possession, might sell the same to the highest bidder at public auction, at Columbiana, Alabama, for cash, having advertised for sale in some newspaper published in said County by two weekly insertions or by posting at three public places in said County for not less than twenty days at the option of the mortgagees and execute title to the purchaser at said sale and apply the proceeds to the payment of expenses, incident to said sale, including cost of collection, taking possession and caring for said property, and all attorney's fees and the payment in full of said indebtedness, any remainder to be paid to mortgagees. It was further provided in said mortgage that mortgagees might buy at said sale and that auctioneer crying said sale might execute title to the purchaser, and,

Whereas, said mortgagees exercise their option to advertise said property for sale by posting notices at three public places in said County for not less than twenty days before said sale, and, Whereas, notices advertising said sale to be held in front of the main entrance of the Shelby County Court House on July 14, 1941 between the legal hours of sale, were posted June 21, 1941 on Bulletin Board at the Court House at Columbiana on the Bulletin Board in the Lobby of Columbiana Savings Bank in Columbiana, and in the Post Office in Columbiana, all of which are public places in Shelby County Alabama, which said notices gave notice of the time, place and terms, and purpose of said sale, and the description of the property to be sold, and, Whereas, said mortgagees did select S.A. Lokey as agent and auctioneer to conduct said sale, and the said S.A. Lokey in strict compliance with the powers of sale contained in said mortgage, did offer for sale for cash during the legal hours of sale on the 14th day of July, 1941, in front of the main entrance to the Shelby County Court House at Columbiana, Alabama, the hereinafter described property, and, Whereas, at said sale the said Vanderbilt Gaines and Nellie Gaines bid the sum of Fifty and no/100 dollars which was the highest bid made at said sale and said bid was accepted after fair warning.

Now, Therefore, I, the said S. A. Lokey, the said auctioneer for the said Nellie Gaines and Vanderbilt Gaines, mortgagees, and Cover Goodwin and Tommie Lee Goodwin, mortgagors for and in consideration of the premises and the sum of Fifty and no/100--dollars to me in hand paid by Vanderbilt Gaines and Nellie Gaines, receipt of which is hereby acknowledged, do hereby grant, bargain, sell and convey to Vanderbilt Gaines and Nellie Gaines, share and share alike the following described property, to-wit:

The south one-half of the northwest quarter of the northeast quarter of Section 10, Twpnship 24, Range 15, East, situated in Shelby County, Alabama.

TO HAVE AND TO HOLD unto the said Vanderbilt Gaines and Nellie Gaines, their heirs and assigns forever.

In witness whereof, I have hereunto set my hand and seal this the 18th day of July, 1941.

S.A. Lokey (SEAL)
Agent and Auctioneer

Vanderbilt Gaines, Mortgagee
By: S A Lokey, Agent and Auctioneer. (SEAL)

Nellie Gaines, Mortgagee -

By: S A Lokey (SEAL)
Agent and Auctioneer

Cover Goodwin, Mortgagor
By: S A Lokey (SEAL)
Agent and Auctioneer

Tommie Lee Goodwin, Mortgagor
By: S A Lokey, (SEAL)
Agent and Auctioneer

State of Alabama,
Shelby County

I, L C Walker, Judge of the Probate Court in and for said County in said State, hereby certify that S.A. Lokey whose name as Agent and auctioneer, also as agent and auctioneer for Vanderbilt Gaines, mortgagee, as agent and auctioneer for Nellie Gaines, Mortgagee, as agent and auctioneer for Cover Goodwin, Mortgagor, as agent and auctioneer for Tommie Lee Goodwin, mortgagor, 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 his capacity as agent and auctioneer, executed the same voluntarily on the day the same bears date.

Given under my hand and official seal, this the 18th day of July, 1941.

L C Walker, Judge of Probate Court
for Shelby County Alabama

Filed for record in this office July 31st 1941 at 3 PM and recorded in deed record 112
page 13 and 14 and examined L C Walker, Judge of Probate.