

SHELBY COUNTY

KNOW ALL MEN BY THESE PRESENTS: That,
WHEREAS, heretofore, on to-wit: May 9, 1951, Leon F. Farr, and wife, Blanche Farr, Mortgagors, executed a certain mortgage to Cobbs, Allen & Hall Mortgage Co., Inc., an Alabama Corporation, which said mortgage is recorded in Volume 218, page 59, in the Office of the Judge of Probate of Shelby County, Alabama; and

WHEREAS, on June 18, 1951, the said Cobbs, Allen & Hall Mortgage Co., Inc., an Alabama Corporation, transferred and assigned said mortgage and the debt thereby secured to Federal National Mortgage Association, a body corporate organized under Title III of the National Housing Act, as amended, said transfer being recorded in Volume 146, page 456, in the Office of the Judge of Probate of Shelby County, Alabama, and said Federal National Association is now the holder and owner of said mortgage and debt; and

WHEREAS, default was made in the payment of the indebtedness secured by said mortgage, and the said Federal National Mortgage Association, as transferee, did declare all of the indebtedness secured by the said mortgage, due and payable, and said mortgage subject to foreclosure as therein provided and did give due and proper notice of the foreclosure of said mortgage, in accordance with the terms thereof, by publication in the Shelby County Reporter Democrat, a newspaper of general circulation in Shelby County, Alabama, in its issues of February 3, February 10, and February 17, 1955; and

WHEREAS, on March 4, 1955, the day on which the foreclosure sale was set, between the legal hours of sale, said foreclosure sale was duly and properly conducted, and the said Federal National Mortgage Association, as transferee of said mortgage, did offer for sale and sell at public outcry, in front of the Court-house door, Columbiana, Shelby County, the property hereinafter described; and

WHEREAS, the highest and best bid obtained for the property described in the aforementioned mortgage was the bid of the said Federal National Mortgage Association in the amount of Six Thousand Eight Hundred (\$6,800.00) Dollars, which sum the said Federal National Mortgage Association offered to credit on the indebtedness secured by said mortgage, and said property was thereupon sold to the Federal National Mortgage Association; and

WHEREAS, W. L. Longshore, conducted said sale on behalf of the said Federal National Mortgage Association; and

WHEREAS, said mortgage expressly authorized the person conducting said sale to execute to the purchaser at said sale a deed to the property so purchased;

and
NOW, THEREFORE, in consideration of the premises of/a credit in the amount of Six Thousand Eight Hundred (\$6,800.00) Dollars on the indebtedness secured by said mortgage, the said Leon F. Farr, and wife, Blanche Farr, Mortgagors, by and through the said Federal National Mortgage Association, as transferee, by W. L. Longshore, as auctioneer conducting said sale, do hereby grant, bargain, sell and convey unto the said Federal National Mortgage Association, the following described real property situated in Shelby County, Alabama, to-wit:

Lot No. 16, Block No. 1 of Columbiana Homes, Inc., Subdivision, as the same appears of record in the Probate Office of Shelby County, Alabama, in map of said Subdivision which is recorded in Map Book 3, at Page 82, subject to the restrictions and covenants heretofore made by Columbiana Homes, Inc., in the use of said lands which restrictions and covenants are recorded in Deed Book 143, on Page 258, in the Probate Office of Shelby County, Alabama, Together with the hereditaments and appurtenances

thereunto belonging, and all fixtures now or hereafter attached to or used in connection with the premises herein described.

TO HAVE AND TO HOLD, the above described property unto the said Federal National Mortgage Association, its successors and assigns forever; subject, however, to the statutory right of redemption on the part of those entitled to redeem as provided by the laws of the State of Alabama.

IN WITNESS WHEREOF, the said Leon F. Farr, and wife, Blanche Farr, Mortgagors, by and through the said Federal National Mortgage Association, as transferee, by W. L. Longshore, as auctioneer, conducting said sale, having caused these presents to be executed on this the 4th day of March, 1955.

LEON F. FARR, AND WIFE, BLANCHE FARR
MORTGAGORS

BY FEDERAL NATIONAL MORTGAGE ASSOCIATION
As transferee

BY W. L. Longshore
As Auctioneer

STATE OF ALABAMA

SHELBY COUNTY

I, L. C. Walker, Judge of Probate, a Notary Public in and for said County, in said State, hereby certify that W. L. Longshore, whose name as auctioneer for Federal National Mortgage Association is signed to the foregoing conveyance and who is known to me, acknowledge 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 and official seal, this the 4th day of March, 1955.

L. C. Walker
Notary Public

My Commission expires on the
day of January, 1957.

STATE OF ALABAMA, SHELBY COUNTY

I, L.C. Walker, Judge of Probate, hereby certify that the within Deed was filed for record the 4 day of March, 1955, at 11 o'clock P. M. and recorded in Deed Record 172 Page 26, and the Mortgage Tax of Deed Tax of has been paid.