

STATE OF ALABAMA

SHELBY COUNTY

WHEREAS, On the 8th day of July, 1954, Eugene Rollan and wife Hazel Frances Rollan executed a mortgage to W. J. Maxwell and wife Dora Maxwell, which said mortgage is recorded in the Probate Office of Shelby County, Alabama in Mortgage Book 238 at page 82; and

WHEREAS, the said mortgage conveyed the hereinafter described real estate, viz:

Beginning at the NE corner of the NW $\frac{1}{4}$ of NE $\frac{1}{4}$, thence South 86° 30' West 660.0 feet, thence South 2° 45' East 90.0 feet, thence South 88° 30' West 15.0 feet to a point on the South right of way of the Siluria and Maylene road to the point of beginning, thence South 2° 45' East 865.0 feet, thence South 88° 30' West 315.0 feet, thence North 2° 45' West 830.0 feet to a point on the South right of way of the said Maylene and Siluria road, thence North 82° East 316.0 feet to the point of beginning, containing 6.1 acres, more or less, Being in the NW $\frac{1}{4}$ of NE $\frac{1}{4}$ of Sec. 15, Tp. 21, Range 3 West.

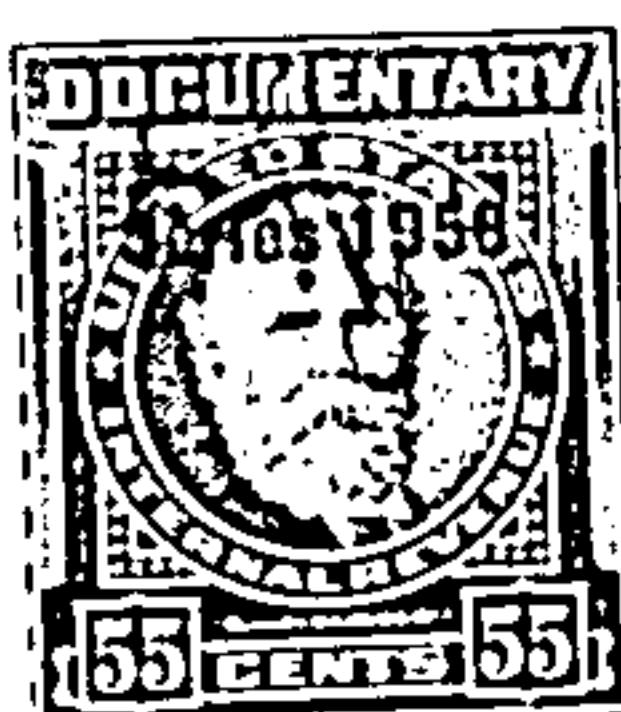
and,

WHEREAS, said mortgage provides for monthly payments, and also provides for foreclosure in the event more than two of said payments are in default, and more than two payments being past due, and mortgagees elected and did declare all of said mortgage indebtedness due and payable; and

WHEREAS, it is provided in said mortgage that in the event of default of payment of the mortgage debt as aforesaid, said mortgage is subject to foreclosure after giving notice of said foreclosure sale by advertising by two weekly insertions in some newspaper published in Shelby County, Alabama; and

WHEREAS, Notice has been given by publication in two issues of the Shelby County Reporter-Democrat, a weekly newspaper published at Columbiana that said mortgage would be foreclosed on this date, and in which notice the time, place and terms of said sale were given and that said sale would be to the highest bidder for cash at the front steps of the Court House of Shelby County, Alabama, at public auction.

THEREUPON, W. J. Maxwell and Dora Maxwell on this the 10th day of June, 1955, did at the front steps of the Court House of Shelby County, Alabama, within the legal hours of sale offered said land for sale at public outcry to the highest bidder for cash, and at said sale



W. J. Maxwell and Dora Maxwell were the last, highest and best bidders and the property was sold to said W. J. Maxwell and Dora Maxwell at said foreclosure sale as aforesaid, for and at the sum of Two Thousand Eight Hundred Ninty Nine & .03/100 DOLLARS, which said sum has been paid.

NOW THEREFORE, in consideration of the premises and the sum of Two Thousand Eight Hundred Ninty Nine & .03/100 DOLLARS, in hand paid by W. J. Maxwell and Dora Maxwell, the receipt of which is acknowledged, the said W. J. Maxwell and Dora Maxwell, mortgagees, and Eugene Rollan and Hazel Frances Rollan, mortgagors, do hereby grant, bargain, sell and convey unto the said W. J. Maxwell and Dora Maxwell, the afore described real estate conveyed in said mortgage.

TO HAVE AND TO HOLD, to the said W. J. Maxwell and Dora Maxwell, their heirs and assigns.

This the 10th day of June, 1955.

W. J. Maxwell
W. J. Maxwell
By Handy Ellis
As his attorney in fact and auctioneer
at said sale.

Dora Maxwell
Dora Maxwell
By Handy Ellis
As her attorney in fact and auctioneer
at said sale.

Eugene Rollan
Eugene Rollan
By Handy Ellis
As his attorney in fact and auctioneer
at said sale.

Hazel Frances Rollan
Hazel Frances Rollan

By Handy Ellis
As her attorney in fact and auctioneer
at said sale.

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SHELBY COUNTY

Before the undersigned authority, personally appeared Handy Ellis, who is known to me and whose name is signed to the foregoing foreclosure deed, as attorney in fact and auctioneer for W. J. Maxwell and Dora Maxwell, mortgagees, and Eugene Rollan and Hazel Frances Rollan, mortgagors, acknowledged before me on this date that being informed of the contents of the said deed or conveyance, he executed the same voluntarily on the day the same bears date, as attorney in fact for W. J. Maxwell and Dora Maxwell, mortgagee, and Eugene Rollan and Hazel Frances Rollan, mortgagors.

This the 10th day of June, 1955.

Betty Jo Lee
Notary Public, State of Alabama at Large.

STATE OF ALABAMA, SHELBY COUNTY
I, L.C. Walker, Judge of Probate, hereby certify that the within deed
was filed for record the 13 day of June, 1955, at 8 o'clock PM
and recorded in Book 173 Page 308, and the Mortgage Tax of
Deed Tax of .50 has been paid. L.C. Walker Judge of Probate