

3595
(219 190/395)
6139-583

Tax 14.00
Re 2.55
16.55

State of Alabama,
Jefferson County.

KNOW ALL MEN BY THESE PRESENTS, that whereas, the Ridge Rock Park Development Company, a corporation, did execute and deliver unto W. T. Caldwell, as Mortgagee, its certain mortgage dated the 8th day of May, 1928, conveying the hereinafter described lands, said mortgage being recorded in the office of the Probate Judge of Jefferson County, Alabama, in Volume 190, page 395, and,

WHEREAS, default was made in the payment of the indebtedness secured by said mortgage, which default was duly declared by said Mortgagee, and,

WHEREAS, said W. T. Caldwell as Mortgagee, was authorized and directed in said mortgage to give notice of his intention to sell the hereinafter described real estate for the satisfaction of the said indebtedness by advertisement in the Birmingham Messenger, a newspaper published in Birmingham, Jefferson County, Alabama, by publication once each week for three successive weeks, giving 30 days' notice, setting forth the time, place and terms of sale, and,

WHEREAS, in accordance with the notice so given, the said W. T. Caldwell as Mortgagee, did offer the hereinafter described real estate for sale before the courthouse door of Jefferson County, Alabama, at Birmingham, during the legal hours of sale, to the highest bidder for cash, on Saturday, July 18, 1931, and,

WHEREAS, at such sale so held, the said property was knocked down and sold to W. T. Caldwell at and for the sum of \$14,293.25, said sum being the highest, last and best bid therefor.

NOW THEREFORE, for and in consideration of the above recited premises, and the sum of \$14,293.25, in cash in hand paid to W. T. Caldwell as Mortgagee, by W. T. Caldwell, the receipt whereof is hereby acknowledged, I, the said W. T. Caldwell as Mortgagee, have bargained and sold, and I do hereby grant, bargain, sell and convey unto the said W. T. Caldwell the following described real estate lying and being situated in the County of Jefferson and in the County of Shelby, State of Alabama, to wit:

In Jefferson County, Alabama:
A part of Section Eight, Town. Nineteen, Range Twp, West, more

DEED 6139-584

particularly described as follows:

Commencing at the SouthEast corner of NE $\frac{1}{4}$ of Sec. 8, Town. 19, Range 2 W.; run thence West along the center of said section 2659.22 feet to the point of beginning; thence at an angle to the right of 44 degrees and twenty three minutes run 791.44 feet; thence at an angle to the right of 94 degrees and 34 minutes run 212.14 feet; thence at an angle to the left of 12 degrees and 55 minutes run 271.72 feet; thence at an angle to the right of 42 degrees and 4 minutes run 252.28 feet; thence at an angle to the right of 11 degrees and 8 minutes run 229.03 feet; thence at an angle to the right of 28 degrees and 32 minutes run 153.2 feet; thence at an angle to the left of 44 degrees and 3 minutes run 169.19 feet; thence at an angle to the right of 10 degrees and 51 minutes run 144.44 feet; thence at an angle to the right of 11 degrees and 15 minutes 118.57 feet; thence at an angle to the right of 27 degrees and 48 minutes run 150.25 feet to the center of an old road; thence at an angle to the right of 26 degrees and 17 minutes 558.38 feet to a point; thence at an angle to the right of 50 degrees and 40 minutes run 1266.96 feet to the NorthWestern boundary line of Cahaba River; thence along the NorthWestern line of the Cahaba River, following meanderings and distances, from said point at an angle to the right of 77 degrees and 55 minutes and run 468.78 feet; thence at an angle to the right of 19 degrees and 14 minutes run 360.29 feet; thence at an angle to the left of 26 degrees and 12 minutes run 529.43 feet; thence at an angle to the left of 9 degrees and 34 minutes run 89.82 feet; thence at angle to the right of 96 degrees and 52 minutes run 1089.59 feet; to the center of the Rocky Ridge Public Road; thence at an angle to the right of 12 degrees and 35 minutes run 102.23 feet to the point of beginning, except the tract of land heretofore conveyed to Josie Bailey as shown by deed recorded in Vol. 1439, page 199, and also except that certain property heretofore conveyed to S. M. Acton, as shown by deed recorded in Vol. 1150, page 346.

And also the following described property situated in Shelby County, Alabama, to-wit:

A part of the NE $\frac{1}{4}$ of the SE $\frac{1}{4}$ Section 8, Township 19, Range 2 West, more particularly described as follows:

Commencing at the SE corner of NE $\frac{1}{4}$ of SE $\frac{1}{4}$ of said Section, and run thence north along the eastern boundary line of said Section, 39.11 feet to a point where said line intersects a spring branch; thence down said spring branch, following its meanderings in a general Westerly direction to a point where said branch runs into the Cahaba River; thence in a NorthEasterly direction along the center line of said River to a point where said line intersects the Northern boundary line of the NorthEast Quarter of SouthEast Quarter of said Section; thence in an Easterly direction along the Northern boundary of said forty to the point where said line intersects the Branch at a point about fifty feet from where said Branch runs into the Cahaba River; thence in a general Easterly and Southerly direction up said Branch to the point where said Branch intersects the Eastern line of said Section; thence South 898.34 feet to point of beginning; containing altogether twenty three acres, more or less.

All mineral and mining rights not owned by the Mortgagor are excepted from and out of this conveyance.

There is also excepted from this conveyance Lots numbered Four and Five according to the map and survey of the Ridge Rock Park Development Company, Incorporated, according to the map thereof recorded in the office of the Probate Judge of Jefferson County, Alabama, in Map Book 19, Page 28, the same having been heretofore released from the lien of the above mortgage.

To have and to hold unto the said W. T. Caldwell, his heirs and assigns forever.

In witness whereof, I have hereunto set my hand and seal, on this, the 18th day of July, 1931.

W. T. Caldwell Seal.
As Mortgagor.

State of Alabama,
Jefferson County.

DEED 6139-585

I, Erye Holoman, a Notary Public,
in and for said county and said state, heroby certify that W. T. Caldwell,
whose name as mortgagee 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 such mortgagee,
executed the same voluntarily on the day the same bears date.

Given unto my hand on this the 18th day of July, 1931.

Erye Holoman
Notary Public.

STATE OF ALABAMA
JEFFERSON COUNTY

I hereby certify that no mortgage tax or deed tax has
been collected on this instrument.

Paul Meeks
Judge of Probate

"NO TAX COLLECTED"

STATE OF ALA. JEFFERSON CO.
I CERTIFY THIS INSTRUMENT
WAS FILED ON

DEED 6139-583

MAY 1 10 26 AM '59

RECORDED & INDEXED
& \$ DEED TAX HAS BEEN
PD. ON THIS INSTRUMENT.

Paul Meeks
JUDGE OF PROBATE

FILED 3 JUNE 1960

0961 17 AM

CERTIFICATE

Form No. 6

ALABAMA,
SHELBY COUNTY

PROBATE COURT

I, the Undersigned, as Judge of the Court of Probate, in and for said County, in said State, hereby certify that the foregoing contains a full, true and correct copy of the

Foreclosure Deed from Ridge Rock

Park Development Company to W.T.

Caldwell

together with the filing of same as appears of record in this office in Vol. 6139 Record of Deeds on page 583.

Given under my hand and official seal, this

the 27th day of May 19 60.

Judge of Probate.

FILED 3 JUNE 1960

STATE OF ALABAMA, SHELBY COUNTY

I, Conrad M. Fowler, Judge of Probate, hereby certify that the within was filed for record in this office on the 2 day of June 1960 at 11:45 clock, and recorded in Book 209 at page 211 on the 2 day of June 1960. Mortgage Tax _____ Deed Tax _____ has been paid.

Conrad M. Fowler
Judge of Probate