

1788

STATE OF ALABAMA

SHELBY COUNTY

FORECLOSURE DEED

KNOW ALL MEN BY THESE PRESENTS:

THAT WHEREAS, default having been made in the payment of the indebtedness due by that promissory note and real estate mortgage securing payment of the same, executed by J. W. McCall and wife, Mae McCall to Diamond Construction Company of Alabama, dated the 3rd day of October, 1957 and recorded in Volume 251, Page 87 in the Office of the Judge of Probate of Shelby County, Alabama, which mortgage described the real estate hereinafter set out;

AND WHEREAS, said real estate mortgage provided that the real estate described therein should be sold at public outcry to the highest bidder for cash after giving twenty-one days' notice by publication once a week for three consecutive weeks of the time, place and terms of sale, by publishing the same in a newspaper, published in Shelby County, Alabama in order to pay the sums remaining unpaid under the terms of said promissory note and mortgage after maturity, or default of the same, and

WHEREAS, Diamond Construction Company of Alabama did cause notice of the time, place and terms of sale of said real estate to be given in the Shelby County Reporter in the issues of said paper published in Shelby County, Alabama on November 16, November 23 and November 30, and

WHEREAS, in accordance with said notice and under the power of sale contained in said real estate mortgage, the real estate described in said mortgage was duly offered for sale to the highest and best bidder, for cash, in front of the County Courthouse of Shelby County, Alabama, at Columbiana, Alabama, during the legal hours of sale on the 1st day of December, 1961 and at said sale said real estate was purchased by Diamond Construction Company of Alabama for the sum of \$1,691.00, which said sum of money was the highest and best bid for said real estate at said sale;

NOW, THEREFORE, in Consideration of the Premises, and of the payment of the sum of \$1,691.00, by crediting the same upon the mortgage indebtedness secured by said mortgage, said J. W. McCall and wife, Mae McCall do hereby grant, bargain, sell and convey unto said Diamond Construction Company of Alabama the following described real estate lying and situated in Shelby County, Alabama, to-wit:

Commence at the southeast corner of SE $\frac{1}{4}$  of NW $\frac{1}{4}$ , Section 34, Township 19, Range 2 East and run south, 87 degrees 30 minutes west, 229.83 feet to the easterly right of way line of U. S. Highway No. 280 (also known as Ala. Highway 91) and run north, 56 degrees 20 minutes west, along said right of way line 1968 feet to the intersection of the easterly right of way line of said Highway with the easterly right of way line of Chancellor's Ferry Road; thence run along the easterly line of said Chancellor's Ferry Road north, 36 degrees 15 minutes west, 258.79 feet to the point of beginning of the land herein conveyed, said point being the westmost corner of a lot being heretofore conveyed to O. A. McCall; thence turn an angle of 82 degrees 34 minutes to the right and run in a northeasterly direction 248.67 feet; thence north, 28 degrees 21 minutes west, 76 feet to an iron pin; thence south, 53 degrees 45 minutes west, 257.14 feet to the easterly right of way line of Chancellor's Ferry Road; thence along said south, 36 degrees 15 minutes east, 107.61 feet to the point of beginning. Situated in Shelby County, Alabama.

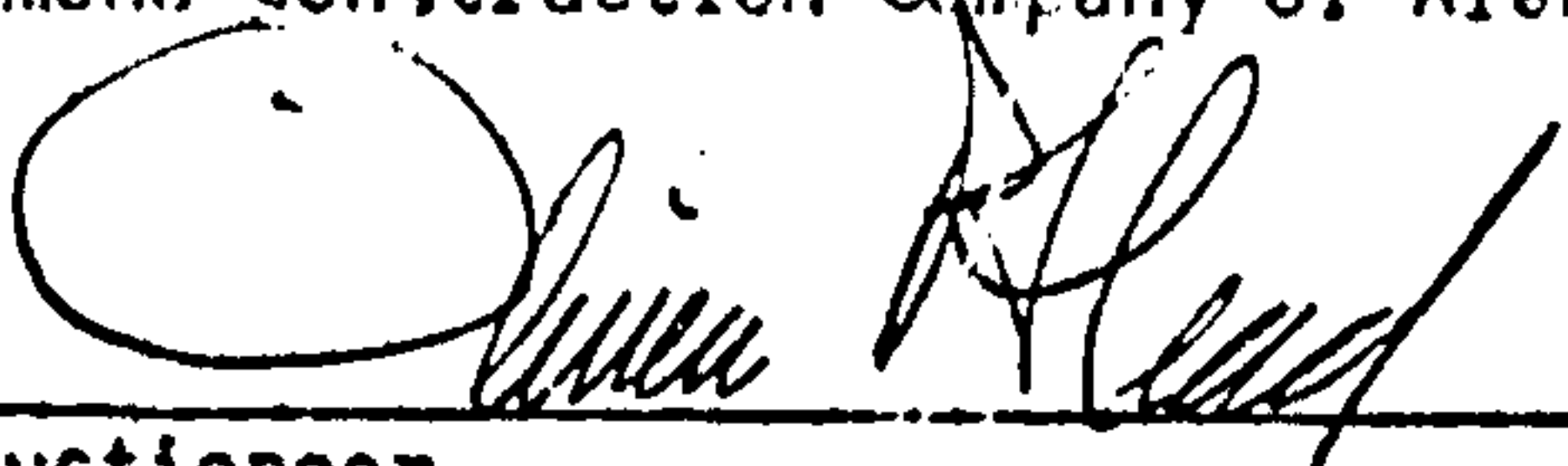
TO HAVE AND TO HOLD above described premises unto said Diamond Construction Company of Alabama and its assigns, forever.



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IN WITNESS WHEREOF, said J. W. McCall and wife, Mae McCall and Diamond Construction Company of Alabama, acting by and through Oliver P. Head, Attorney-in-Fact and Auctioneer, have hereunto set their hands and seals on this the 18<sup>th</sup> day of January, 1962.

J. W. McCall and Mae McCall and  
Diamond Construction Company of Alabama

By   
Auctioneer

Diamond Construction Company of Alabama

By   
Attorney-in-Fact and Auctioneer

STATE OF ALABAMA  
SHELBY COUNTY

ACT NO. 769

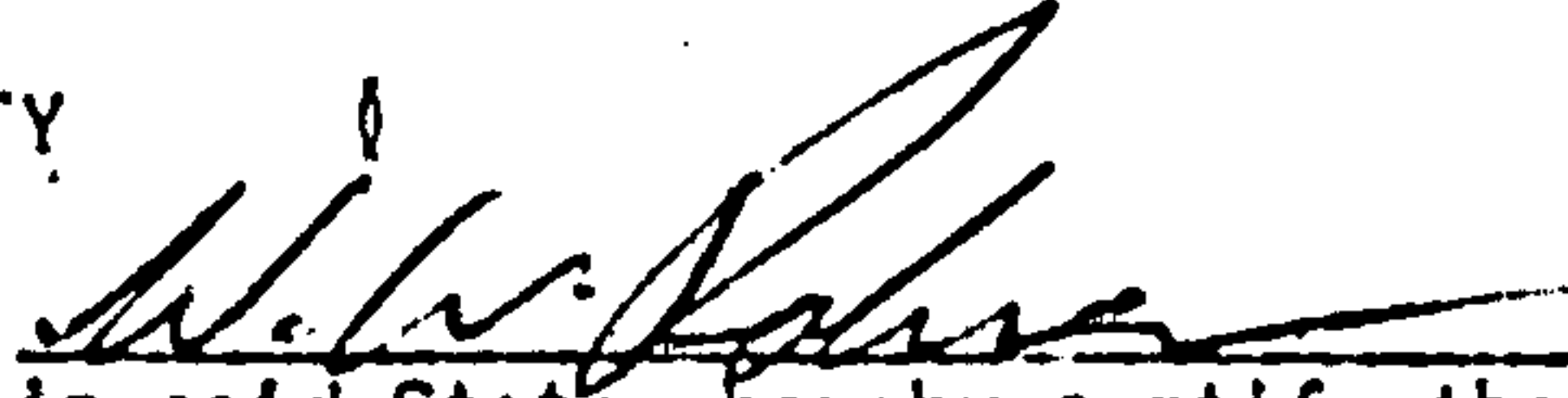
I hereby certify that no Deed Tax has been col-  
lected on this instrument.

Conrad M. Fowler  
Judge of Probate

**"TAX EXEMPT"**

STATE OF ALABAMA

SHELBY COUNTY

I, , a Notary Public in and for said County in said State, hereby certify that Oliver P. Head, who is known to me, and whose name as Attorney-in-Fact and Auctioneer is signed to the foregoing conveyance, acknowledged before me on this day that, being informed of the contents of the conveyance, he, as such Attorney-in-Fact and as such Auctioneer, executed the same voluntarily on the day the same bears date.

Given under my hand, this 18<sup>th</sup> day of January, 1962.

  
Notary Public

STATE OF ALA. SHELBY CO.  
I CERTIFY THIS INSTRUMENT  
WAS FILED ON 1-18-62

RECORDED & \$4.00 MTG. TAX  
& \$6.00 TAX HAS BEEN  
PD. ON THIS INSTRUMENT.

Conrad M. Fowler  
JUDGE OF PROBATE

REC 213 MAR 9 1962